



LDWSF 123.100

06/15/07

JOHANNESSEN & ASSOCIATES, P.S.  
ENVIRONMENTAL, LAND USE & REGULATORY LAW

June 15, 2007

Via Legal Messenger

United States Environmental Protection Agency, Region 10  
Attn: Claire Hong, Remedial Project Manager  
Environmental Cleanup Office  
1200 Sixth Avenue, ECL-111  
Seattle, WA 98101

Re: Response to Section 104(e) Request for Information by and on behalf of  
Boyer Halvorsen, Kirsten Halvorsen Stahl and Maia Halvorsen

Dear Ms. Hong:

The response to EPA's Section 104(e) Request for Information on behalf of Boyer Halvorsen, Kirsten Halvorsen Stahl and Maia Halvorsen (collectively, "the Halvorsen children"), which is enclosed herewith, was completed on April 30, 2007. We elected to submit it at the same time as the response to the Section 104(e) Request issued by EPA to Boyer Towing, Inc. and Boyer Logistics, Inc. These responses are all due today.

This letter is to confirm that the Halvorsen children's response, although dated April 30, 2007, is up-to-date. The response will be supplemented if the Halvorsen children learn, become aware of, or come into possession of additional documents or information responsive to EPA's request.

If you have any questions regarding the responses submitted on behalf of the Halvorsen children, Boyer Towing, Inc., and Boyer Logistics, Inc., please do not hesitate to contact me at (206) 632-2000 or via e-mail at [kmj@johanassoc.com](mailto:kmj@johanassoc.com).

Very truly yours,

Kim Maree Johannessen

/kmj

Enclosure

cc: Boyer Halvorsen  
Kirsten Halvorsen Stahl  
Maia Halvorsen

USEPA SF



1259616



JOHANNESSEN & ASSOCIATES, P.S.  
ENVIRONMENTAL, LAND USE & REGULATORY LAW

April 30, 2007

United States Environmental Protection Agency, Region 10  
Attn: Claire Hong, Remedial Project Manager  
Environmental Cleanup Office  
1200 Sixth Avenue, ECL-111  
Seattle, WA 98101

Re: Response to Section 104(e) Request for Information by and on behalf of  
Boyer Halvorsen, Kirsten Halvorsen Stahl and Maia Halvorsen

Dear Ms. Hong:

Our firm, Johannessen & Associates, P.S., represents Boyer Halvorsen, Kirsten Halvorsen Stahl and Maia Halvorsen (collectively, "the Halvorsens").<sup>1</sup> Boyer resides in Sammamish, Washington; Maia resides in Bellingham, Washington; and Kirsten resides in Duxbury, Massachusetts. On behalf of the Halvorsens, we are submitting this response to the Section 104(e) Request for Information ("104(e) Request") from the U.S. Environmental Protection Agency ("EPA"). The 104(e) Request, which was issued in connection with the Lower Duwamish Waterway Superfund Site, requested information and documents specifically relating to Parcel Nos. 6871200100 and 6871200350 located in King County, Washington. This response is based on information provided by the Halvorsens to the best of their knowledge, as well as public records that we have obtained on their behalf. The Halvorsens have certified the veracity of this response in their attached Declarations.

We will refer to Parcel No. 6871200100 as Parcel B and Parcel No. 6871200350 as Parcel D throughout this response. Figure 1, "*Map of Parcel Locations*," is enclosed, which shows the location of these two parcels. Figure 1 also shows the parcel location of parcels owned by Boyer Towing, Inc. ("Boyer Towing"), which are subject to a separate 104(e) Request by EPA. Figure 1 assigns a Map ID letter to each parcel.

This response is divided into two sections, one responding to the requests as they relate to Parcel B and one responding to the requests as they relate to Parcel D. For clarification, prior to receiving the 104(e) Request, EPA issued three separate General Notice Letters and 104(e) Requests on October 10, 2006 as follows:

---

<sup>1</sup> Our firm does not represent Mary Catherine Halvorsen.

1. One to Boyer Halvorsen on behalf of Boyer Logistics, Inc. ("Boyer Logistics") for Parcel Nos. 6871200045, 6871200620, 6871200651, 6871200660, 6871200670, 6871200675, 6871200695, 6871200750, 6871200811, 7327906685, and 7327906750;
2. One to Kirsten Halvorsen Stahl c/o Boyer Logistics for Parcel Nos. 6871200100, 6871200210, and 6871200350; and
3. One to Maia Halvorsen c/o Boyer Logistics for Parcel Nos. 6871200100, 6871200210, and 6871200350.

To simplify the requests and responses, by letter dated December 7, 2006, the Halvorsens requested an extension of time in which to respond to the request (until April 30, 2007) and that EPA reissue the information requests as two requests (one to Boyer Towing and Boyer Logistics, and the other to Boyer Halvorsen, Kirsten Halvorsen Stahl and Maia Halvorsen). EPA then reissued the requests. This response is to the reissued 104(e) Request to Boyer Halvorsen, Kirsten Halvorsen Stahl and Maia Halvorsen. On March 15, 2007, EPA granted a subsequent extension of time until June 15, 2007 for the responses to both the 104(e) Request to Boyer Towing and Boyer Logistics and the 104(e) Request to the Halvorsens.

The Halvorsens are responding to EPA's 104(e) Request as individuals. To the extent that Boyer Halvorsen has any knowledge or documents requested herein due to his position as Vice President of Boyer Towing, those documents and information will be included in response to the 104(e) Request issued to Boyer Towing and Boyer Logistics.

The Halvorsens have conducted a diligent search for records responsive to the request and have attached those documents to this response. To the extent documents were not available at the time of this response was submitted to EPA, the response will be supplemented as soon as they become available. If a document has been requested but not yet received or located, we have also made note of that in our response.

With respect to the financial information requested in Section 4 (Financial Information), the Halvorsens hereby request a waiver of information requests 4(a) and 4(b). Those requests require the Halvorsens to provide their personal federal income tax documents, including all supporting schedules, for 2001, 2002, 2003, 2004 and 2005. Regarding Parcel B, the Halvorsens have leased Parcel B to Boyer Towing during the entire duration of their ownership. The Halvorsens have had no control of the operations on Parcel B. Regarding Parcel D, Mary Catherine has all the leasehold rights to the property. As explained in further detail below, up until the date the Halvorsens received EPA's 104(e) Request, they had no knowledge that they owned Parcel D. The Halvorsens do not, and have never, received any rents on Parcel D. Thus, that information would not be reflected in their personal tax records. We request that EPA provide a written determination regarding this request for waiver. If it is absolutely necessary that the Halvorsens provide their individual, personal federal income tax documents, then the Halvorsens will supplement this response accordingly and request an additional extension of time for doing so. In addition, the Halvorsens assert a confidentiality claim pursuant to 42

U.S.C. §§9604(e)(7)(E) and (F) and 40 C.F.R. § 2.203(b) regarding their responses to Question 4, if EPA denies their waiver request.

The Halvorsens desire to fully cooperate and assist in EPA's investigation. However, to the extent that EPA seeks documents or information protected from disclosure by the attorney-client privilege or the attorney work product doctrine, or any other statutory or constitutional privilege, we have withheld such documents. The Halvorsens have other objections to the 104(e) Request, including EPA's use of certain undefined terms in its request, such as the terms "entity" and "facility," and to the use of vague and ambiguously defined terms, such as "waste," "wastes," "material" and "materials." We have further assumed, despite the differing definitions of "Site" as contained in the introductory language of the 104(e) Request and in the Instructions, that the term "Site" means "any or all property or area described as or near 7318 4<sup>th</sup> Avenue South and 7200 2<sup>nd</sup> Avenue South; and King County Tax Parcels 6871200100 and 6871200350." Notwithstanding these objections, the Halvorsens have provided responses to the best of their ability and have made a sincere effort to follow the instructions and apply the definitions as set forth in the 104(e) Request.

Subject to and without waiving the foregoing objections, the Halvorsens respond to your information requests as follows:

**RESPONSES TO INFORMATION REQUEST QUESTIONS  
FOR PARCEL B**

***I. Respondents Information***

***a. Provide the full legal name and mailing address of the Respondent.***

Boyer Halvorsen  
21928 S.E. 28<sup>th</sup> St  
Sammamish, WA 98075

Kirsten Halvorsen Stahl  
30 Union Hall Rd.  
Duxbury, MA 02332

Maia Halvorsen  
1905 Electric Avenue  
Bellingham, WA 98229

***b. For each person answering these questions on behalf of Respondent, provide:***

- i. full name;***
- ii. title;***



iii. *business address;*

iv. *business telephone number and FAX machine number.*

Boyer Halvorsen, Vice President  
Boyer Towing, Inc.  
7318 Fourth Avenue south  
Seattle, WA 98108  
Telephone: 206-763-8696  
Fax: 206-767-9517

Maia Halvorsen  
1905 Electric Avenue  
Bellingham, WA 98229  
Telephone: 360-715-0578  
Fax: n/a

Kirsten Halvorsen Stahl  
30 Union Hall Rd.  
Duxbury, MA 02332  
Telephone: 781-837-4849  
Fax: 781-837-2756

The following individuals also provided assistance to the Halvorsens in answering, and/or providing documents that are responsive to, this 104(e) Request:

Kim Maree Johannessen, Esq.  
Ashley E. Pedersen, Esq.  
Tracy Y. Williams, Esq.  
Johannessen & Associates, P.S.  
5413 Meridian Avenue North, Suite C  
Seattle, WA 98103  
Telephone: 206-632-2000  
Fax: 206-632-2500

c. *If Respondents wishes to designate an individual for all future correspondence concerning this Site, please indicate here by providing that individual's name, address, telephone number, and fax number.*

Kim Maree Johannessen, Esq.  
Johannessen & Associates, P.S.  
5413 Meridian Avenue North, Suite C  
Seattle, WA 98103  
Telephone: 206-632-2000  
Fax: 206-632-2500

- d. *State the dates during which Respondents held any property interests at or within one-half mile of the above mentioned address.*

Parcel B is located at 7318 4<sup>th</sup> Avenue South in Seattle, Washington and consists of Block 3, Lots 19 through 30 of Portland & Puget Sound Railway Addition. On September 23, 1991, the Bank of California as Trustee under a certain trust instrument dated November 29, 1971, transferred Parcel B via a Quit Claim Deed to Kirsten Halvorsen Stahl, Maia Halvorsen and Boyer Halvorsen. The Bank of California transferred an undivided 1/3 interest into the property to each of the Halvorsens. Boyer Towing, Inc. ("Boyer Towing") has leased Parcel B since November 1, 1971.

Please also see *Addendum A: Property Ownership History*, which is attached hereto and which discusses the historical documents obtained from the Puget Sound Regional Archives.

Property Documents:

1. Statutory Warranty Deed dated June 12, 1970
2. Lease dated November 1, 1971
3. Quit Claim Deed dated January 6, 1978
4. Quit Claim Deed dated March 15, 1978
5. Quit Claim Deed dated September 23, 1991
6. Puget Sound Regional Archives historical documents

- e. *State the dates during which Respondents conducted any business activity at or within one-half mile of the above mentioned address.*

The Halvorsens obtained title to Parcel B in September 1991. Boyer Towing leases Parcel B from the Halvorsens. Prior to the Halvorsens' ownership, Boyer Towing leased Parcel B from Albert and Mary Catherine Halvorsen. Parcel B (along with Parcel C, which is the subject of the 104(e) Request issued to Boyer Towing and Boyer Logistics) comprise one big yard upon which Boyer Towing conducts its business operations. Except for Boyer Halvorsen being an officer (Vice President) of Boyer Towing, the Halvorsens do not conduct any business activity at or within one-half mile of the above mentioned address.

- f. *Describe the nature of Respondents' business activities at the above mentioned address or within one-half mile of that address.*

The Halvorsens do not conduct any business activities at the site. However, they do lease the site to Boyer Towing. Boyer Towing conducts the following business activities on Parcel B and Parcel C (not part of this response): it loads freight into containers, loads freight onto barges and conducts stevedoring activities. Additional information on and documents relating to the activities of Boyer Towing are provided in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- g. *In relation to your answer to the previous question, identify all materials used or created by your activities at the above mentioned address, including raw materials, commercial products, building debris, and other wastes.*

The Halvorsens do not use or create any materials in their activities on Parcel B. As stated above, the Halvorsens conduct no business activities on Parcel B. Any raw materials, commercial products, building debris, and other wastes used or created by Boyer Towing due to its operations on Parcel B will be addressed in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- h. *If Respondent, its parent corporation, subsidiaries or other related or associated companies have filed for bankruptcy, provide:*

- i. *the U.S. Bankruptcy Court in which the petition was filed;*
- ii. *the docket numbers of such petition;*
- iii. *the date the bankruptcy petition was filed;*
- iv. *whether the petition is under Chapter 7 (liquidation), Chapter 11 (reorganization), or other provision; and*
- v. *a brief description of the current status of the petition.*

None of the Halvorsens has filed for bankruptcy.

2. **Site Activities and Interests**

- a. *Provide all documents in your possession regarding the ownership or environmental conditions of the property mentioned above, including, but not limited to, copies of deeds, sales contracts, leases, blueprints, "as-builts" and photographs.*

As noted in the response to Question 1(d), the Halvorsens submit the following documents:

- 1. Statutory Warranty Deed dated June 12, 1970
- 2. Lease dated November 1, 1971
- 3. Quit-Claim Deed dated January 6, 1978
- 4. Quit Claim Deed dated March 15, 1978
- 5. Quit Claim Deed dated September 23, 1991
- 6. Puget Sound Regional Archives historical documents

Any other documents relating to the ownership or environmental conditions of Parcel B will be provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- b. *Provide information on the condition of the property when purchased; describe the source, volume, and content of any fill material used during the construction of the buildings, including waterside structures such as seawalls, wharves, docks, or marine ways.*

The Halvorsens are unaware of the condition of the property at the time it was purchased by Albert and Mary Catherine Halvorsen. Title was transferred to Boyer, Kirsten and Maia as part of a trust in 1991. The Puget Sound Regional Archive documents show a dock off Parcel B in 1967, as well as historic residential use on the property. Additional information on and documents relating to Parcel B are provided in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- c. *Provide a brief summary of the activities conducted at the site while under Respondents' ownership or operation. Include process diagrams or flow charts of the industrial activities conducted at the site.*

The Halvorsens conduct no activities on Parcel B. Additional information on and documents relating to current and historical activities conducted on Parcel B are provided in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- d. *Provide all documents pertaining to sale, transfer, delivery, disposal, of any hazardous substances, scrap materials, and/or recyclable materials to this property.*

This request is vague and ambiguous because it uses the phrase "to this property." The Halvorsens have not sold, transferred, delivered, or disposed of hazardous substances, scrap materials and/or recyclable materials to or on Parcel B. Additional information on and documents relating to the transfer, delivery, or disposal of any hazardous substances, scrap materials and/or recyclable materials by Boyer Towing or Boyer Logistics to or from Parcel B are provided in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- e. *Provide all information on electrical equipment used at the facility, including transformers or other electrical equipment that may have contained polychlorinated biphenols (PCBs).*

The Halvorsens are unaware of any electrical equipment used at the facility on Parcel B that may contain PCBs.

- f. *Provide information on the type(s) of oils or fluids used for lubrication of machinery or other industrial purposes, and any other chemicals or products which are or may contain hazardous substances which are or were used at the facility for facility operations.*

The Halvorsens conduct no business activities on Parcel B. Thus, they do not use any oil or fluids for the lubrication of machinery or other industrial purposes. Additional information on and documents responsive to this question as it relates to Boyer Towing's activities on Parcel B are provided in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- g. *Provide any site drainage descriptions, plans or maps that include information about storm drainage which includes, but is not limited to, above or below surface piping, ditches, catch basins, manholes, and treatment/detention or related structures including outfalls. If available, also include information about connections to sanitary sewer.*

The Halvorsens do not have any site drainage descriptions. The Halvorsens do not conduct any business activities on Parcel B. Any site drainage descriptions, plans or maps that Boyer Towing possesses will be provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

*With respect to past site activities, please provide copies of any stormwater or drainage studies, including data from sampling, conducted at these properties. Also provide copies of any Stormwater Pollution Prevention or Maintenance Plans or Spill Plans that may have been developed for different operations during the Respondents' occupation of the property.*

The Halvorsens do not have any copies of stormwater or drainage studies from past site activities on Parcel B. Any stormwater or drainage studies, including data from sampling, conducted on Parcel B, including any Stormwater Pollution Prevention or Maintenance Plans or Spill Plans, which are in the possession of Boyer Towing, will be provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

3. **Information About Others**

- a. *Describe any business relationship you may have had with Boyer Logistics or its predecessors, Mary Catherine Halvorsen, Maia Halvorsen, or Kirsten Halvorsen Stahl regarding this property or operations thereon.*

Boyer Logistics is a wholly owned subsidiary of Boyer Towing. Boyer Towing began leasing Parcel B from Albert and Mary Catherine Halvorsen in November 1971. The Halvorsens acquired this parcel in September 1991 as a distribution from a trust via Quit Claim Deed from the Bank of California, as Trustee. The Halvorsens have no business relationship with Mary

Catherine Halvorsen, Maia, Kirsten, and Boyer own a one-third interest each in Parcel B. Boyer is Vice President of Boyer Towing, as well as Treasurer of Boyer Logistics.

- b. *Describe any business relationship you may have had with Hurlen Construction or River View Marina.*

The Halvorsens have no business relationship with Hurlen Construction or River View Marina. Hurlen Construction is now known as American Civil Constructors. The company is located upriver from Parcel B. If EPA is referring to Hurlen Marine Construction, who was formerly a neighbor to the east of Parcel B, the Halvorsens have no relationship with Hurlen Marine Construction.

As discussed in further detail below (in the Halvorsens' response to the 104(e) Request as it relates to Parcel D), the Halvorsens have no business relationship with River View Marina. Pursuant to the April 20, 1987 Quit Claim Deed wherein Mary Catherine Halvorsen transferred Parcel D to the Halvorsens, Mary Catherine Halvorsen retained the "lease rights to the property and the income from the lease for as long as she shall live." Mary Catherine Halvorsen leases that property to Richard Schultz. Mary Catherine Halvorsen collects the revenue for the River View Marina property and also pays taxes on the property.

- d. *Provide the names and last known address of any tenants or lessees, the dates of their tenancy and a brief description of the activities they conducted while operating on the above mentioned site.*

The Halvorsens have leased Parcel B to Boyer Towing and no other person or entity during their ownership (since September 23, 1991 to the present). Boyer Towing is located at 7318 Fourth Avenue South, Seattle, Washington.

Some of the activities conducted by Boyer Towing at Parcel B include the following: the loading of freight and the loading of tugboats. The activities conducted on Parcel B are similar to the activities conducted on Parcel C, which is owned by Boyer Towing. Parcels B and C comprise the complete operating yard for Boyer Towing. A more detailed description of Boyer Towing's business activities will be provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- d. *If not already provided, identify and provide a last known address or phone number for all persons, including Respondents' current and former employees or agents, other than attorneys, who have knowledge or information about the generation, use, purchase, storage, disposal, placement, or other handling of hazardous materials at, or transportation of hazardous materials to or from, the Site.*

The Halvorsens have no employees. They lease Parcel B to Boyer Towing. A list of Boyer Towing's current and former employees, who have knowledge or information about the generation, use, purchase, storage, disposal, placement or other handling of hazardous materials

at, or transportation of hazardous materials to or from, Parcel B, will be provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

4. **Financial Information**

- a. *Provide true and complete copies of all federal income tax documents, including all supporting schedules, for 2001, 2002, 2003, 2004 and 2005. Provide the federal Tax Identification Number and, if documentation is not available, explain why in detail.*

As requested above, the Halvorsens seek a waiver of the above request to provide their personal federal income tax documents, including all supporting schedules, for 2001, 2002, 2003, 2004 and 2005. As shown in this response, the Halvorsens have leased Parcel B to Boyer Towing during the entire duration of their ownership of Parcel B. The Halvorsens have individually exercised no control over the operations on Parcel B. We request that EPA provide a written determination regarding this request for waiver. If it is absolutely necessary that the Halvorsens provide their individual, personal federal income tax documents, then the Halvorsens will supplement this response accordingly, subject to their claim of confidentiality.

- b. *Provide the Respondents' financial interest in, control, or that the Respondents is beneficiary of any assets (in the U.S. or in another country) that has not been identified in your federal tax returns or other financial information to be presented to EPA. If there are such assets, please identify each asset by type of asset, estimated value, and location.*

The Halvorsens have no financial interest or control in any assets, which are not identified in their federal tax returns. They are not the beneficiary of any assets that have not been identified in their federal tax returns.

- c. *If Respondents is, or was at any time, a subsidiary of, otherwise owned or controlled by, or otherwise affiliated with another corporation or entity, then describe the full nature of each such corporate relationship, including but not limited to:*

- i. *a general statement of the nature of relationship, indicating whether or not the affiliated entity had, or exercised, any degree of control over the daily operations or decision-making of the Respondents' business operations at the Site ;*
- ii. *the dates such relationship existed;*
- iii. *the percentage of ownership of Respondents that is held by such other entity(ies);*
- iv. *for each such affiliated entity provide the names and complete addresses of its parent, subsidiary, and otherwise affiliated entities, as well as the names and addresses of each such affiliated entity's officers, directors, partners, trustees, beneficiaries, and/or shareholders owning more than five percent of that affiliated entity's stock;*

- v. *provide any and all insurance policies for such affiliated entity(ies) which may possibly cover the liabilities of the Respondents at the Site; and*
- vi. *provide any and all corporate financial information of such affiliated entities, including but not limited to total revenue or total sales, net income, depreciation, total assets and total current assets, total liabilities and total current liabilities, net working capital (or net current assets), and net worth.*

The Halvorsens have never been a subsidiary of, otherwise owned or controlled by, or otherwise affiliated with another corporation or entity, other than Boyer Halvorsen who is Vice President of Boyer Towing and Treasurer of Boyer Logistics. Boyer Halvorsen has been a corporate officer or otherwise affiliated with these entities since 1995. Additional information and documents responsive to this question are provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

5. **Insurance Coverage**

- a. *Provide copies of all property, casualty and/or liability insurance policies, and any other insurance contracts referencing the site or facility and/or Respondents' business operations (including, but not limited to, Comprehensive General Liability, Environmental Impairment Liability, Pollution Legal Liability, Cleanup Cost Cap or Stop Loss Policies). Include, without limitation, all primary, excess, and umbrella policies which could be applicable to costs of environmental investigation and/or cleanup, and include the years such policies were in effect.*

The Halvorsens have no insurance policies regarding Parcel B. Boyer Towing leases the property from the Halvorsens and it has insurance policies. Boyer Towing's insurance policies will be provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

- b. *If there are any such policies from questions a & b above of which existed, but for which copies are not available, identify each such policy by providing as much of the following information as possible:*
  - i. *the name and address of each insurer and of the insured;*
  - ii. *the type of policy and policy numbers;*
  - iii. *the per occurrence policy limits of each policy; and*
  - iv. *the effective dates for each policy.*

See the above response.



- c. *Identify all insurance brokers or agents who placed insurance for the Respondents at any time during the period being investigated, as identified at the beginning of this request, and identify the time period during which such broker or agent acted in this regard.*

The Halvorsens do not have any insurance brokers or agents who placed insurance for them because they do not have any insurance policies on Parcel B.

- d. *Identify all communication and provide all documents that evidence, refer, or relate to claims made by or on behalf of the Respondents under any insurance policy in connection with the site. Include any responses from the insurer with respect to any claims.*

As stated above, the Halvorsens do not have any insurance policies on Parcel B. To the extent they had any such policies, they would object to this request and assert that all documents and communications between them and their insurers are attorney-client privileged and subject to joint defense privileges. Without waiving their objection, the Halvorsens have no individual communications with any insurers to supply in response to this information request.

- e. *Identify any previous settlements with any insurer in connection with the site, or for any claims for environmental liabilities during the time period under investigation. Include any policies surrendered or cancelled by the Respondents or insurer.*

There have been no previous settlements with any insurer regarding Parcel B, the Lower Duwamish Waterway, or for any claims for environmental liabilities during the time period under investigation. The Halvorsens do not have any insurance policies on Parcel B.

- f. *Identify any and all insurance, accounts paid or accounting files that identify Respondents' insurance policies.*

The Halvorsens have no insurance, accounts paid or accounting files that identify insurance policies. As stated in response to Question 5(a), the Halvorsens do not have any insurance policies on Parcel B.

- g. *Identify Respondents' policy with respect to document retention.*

The Halvorsens do not have a document retention policy. Boyer Towing leases Parcel B from the Halvorsens. Boyer Towing's document retention policy will be discussed in the response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

6. **Compliance with This Request.** *Describe all sources reviewed or consulted in responding to this request, including, but not limited to:*

- a. *the name and current job title of all individuals consulted;*  
b. *the location where all documents reviewed are currently kept.*

The Halvorsens relied upon, reviewed or consulted with the following sources in responding to this 104(e) Request:

1. Puget Sound Regional Archives  
Attn: Records Custodian (name unknown)  
Pritchard-Fleming Building  
3000 Landerholm Circle SE, MS-N100  
Bellevue, WA 98007-6484

The Puget Sound Regional Archives maintains property records and research for King County. Documents from the Puget Sound Regional Archives have been provided herewith and are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

2. Boyer Halvorsen  
21928 S.E. 28<sup>th</sup> St  
Sammamish, WA 98075

Boyer Halvorsen maintains a copy of the Quit Claim Deed and Lease for Parcel B. These documents have been provided herewith and are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

3. Sally Alexander, Public Disclosure Officer  
Washington Department of Ecology  
Northwest Regional Office  
3190 - 160th Avenue SE  
Bellevue, WA 98008-5452

The Washington Department of Ecology keeps property, correspondence and other records related to individual properties. A public records request for documents was made to the Washington Department of Ecology on March 15, 2007. The documents obtained regarding Parcels B and C, which comprise Boyer Towing's yard, will be submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

4. Richard Hynes  
U.S. Army Corps of Engineers  
Office of Counsel  
P.O. Box 3755  
Seattle, WA 98124-3755

The U.S. Army Corps of Engineers keeps property, correspondence and other records. A Freedom of Information Act request for documents was made to the U.S. Army Corps of Engineers on March 15, 2007. The documents obtained regarding Parcels B and C, which comprise Boyer Towing's yard, will be submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

5. Stephanie Kercheval, Freedom of Information Officer  
U.S. Environmental Protection Agency  
Region 10, MS EXA-142  
1200 Sixth Avenue  
Seattle, Washington 98101

The U.S. Environmental Protection Agency ("EPA") keeps property information, correspondence and other records relating to specific parcels of property. A Freedom of Information Act request for documents was made to the U.S. Environmental Protection Agency on March 15, 2007. The documents obtained regarding Parcels B and C, which comprise Boyer Towing's yard, will be submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

6. Public Disclosure Officer  
Fire Marshall's Office  
220 3rd Avenue South  
Seattle, WA 98104-2608

The Fire Marshall's Office keeps property and permitting records for Seattle properties. A public records request for documents was made to the Public Disclosure Officer on March 15, 2007. The documents obtained regarding Parcels B and C, which comprise Boyer Towing's yard, will be submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

7. Corporations Division  
Washington Secretary of State  
PO Box 40234  
Olympia, WA 98504-0234

The Corporations Division keeps records of Washington corporations and foreign corporations. A public records request for documents was made to the Corporations Division on March 15, 2007. In response to our request, the Corporations Division sent us documents. The documents obtained regarding Boyer Towing and Boyer Logistics will be submitted in response to the separate 104(e) Request issued to those entities. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington..

8. State of Alaska  
Corporations Section  
PO Box 110808  
Juneau, AK 99811-0808

The Corporations Section keeps records of Alaska corporations and foreign corporations. A public records request for documents was made to the Corporations Division on March 15, 2007. In response to our request, the Corporations Section sent us documents. The documents obtained regarding Boyer Towing will be submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

9. King County Assessor's website (<http://www.metrokc.gov/Assessor/>)

The King County Assessor's website maintains parcel maps and other information. We created the Figure 1 Map using a map from the King County Assessor's website.

10. King County Recorders' Office  
King County Administration Building, Room 311  
500 4th Avenue  
Seattle, WA 98104

The King County Recorders' Office maintains property records. We obtained deeds and other property documents from the King County Recorders' Office. All documents regarding Parcel B are attached. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

11. City of Seattle Department of Planning and Development  
Public Resource Center  
700 5<sup>th</sup> Avenue, Suite 2000  
Seattle, WA 98124-4019

The City of Seattle Department of Planning and Development maintains property records, including permits. We obtained such documents from the City of Seattle Department of Planning and Development. The documents obtained regarding Parcels B and C, which comprise Boyer Towing's yard, will be submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

12. National Oceanic and Atmospheric Administration  
Public Reference Facility (OFA56)  
1315 East West Highway (SSMC3)  
Room 10730  
Silver Spring, Maryland 20910

The National Oceanic and Atmospheric Administration ("NOAA") keeps records regarding Seattle properties. A Freedom of Information Act request will be proffered to NOAA. If records are obtained that are responsive to this request, this response will be supplemented.

13. Stella Nehen, Records Administrator  
Puget Sound Clean Air Agency  
1904 Third Avenue, Suite 105  
Seattle, WA 98101

The Puget Sound Clean Air Agency ("PSCAA") keeps permitting and other records for Seattle properties. A public records request will be proffered to PSCAA. If records are obtained that are responsive to this request, this response will be supplemented.

14. Seattle Public Utilities  
700 Fifth Avenue, Suite 4900  
PO Box 34018 Seattle, WA 98124-4018

Seattle Public Utilities keeps records regarding for Seattle properties. A public records request will be proffered to Seattle Public Utilities. If records are obtained that are responsive to this request, this response will be supplemented.

---

**RESPONSES TO INFORMATION REQUEST QUESTIONS  
FOR PARCEL D**

**1. Respondents Information**

**a. *Provide the full legal name and mailing address of the Respondent.***

Boyer Halvorsen  
21928 S.E. 28<sup>th</sup> St  
Sammamish, WA 98075

Kirsten Halvorsen Stahl  
30 Union Hall Rd.  
Duxbury, MA 02332

Maia Halvorsen  
1905 Electric Avenue  
Bellingham, WA 98229

**b. *For each person answering these questions on behalf of Respondent, provide:***

- i. full name;*
- ii. title;*
- iii. business address;*
- iv. business telephone number and FAX machine number.*

Boyer Halvorsen, Vice President  
Boyer Towing, Inc.  
7318 Fourth Avenue south  
Seattle, WA 98108  
Telephone: 206-763-8696  
Fax: 206-767-9517

Maia Halvorsen  
1905 Electric Avenue  
Bellingham, WA 98229  
Telephone: 360-715-0578  
Fax: n/a

Kirsten Halvorsen Stahl  
30 Union Hall Rd.  
Duxbury, MA 02332  
Telephone: 781-837-4849  
Fax: 781-837-2756

The following individuals also provided assistance to the Halvorsens in answering, and/or providing documents that are responsive to, this 104(e) Request:

Kim Maree Johannessen, Esq.  
Ashley E. Pedersen, Esq.  
Tracy Y. Williams, Esq.  
Johannessen & Associates, P.S.  
5413 Meridian Avenue North, Suite C  
Seattle, WA 98103  
Telephone: 206-632-2000  
Fax: 206-632-2500

- c. *If Respondents wishes to designate an individual for all future correspondence concerning this Site, please indicate here by providing that individual's name, address, telephone number, and fax number.*

Kim Maree Johannessen, Esq.  
Johannessen & Associates, P.S.  
5413 Meridian Avenue North, Suite C  
Seattle, WA 98103  
Telephone: 206-632-2000  
Fax: 206-632-2500

- d. *State the dates during which Respondents held any property interests at or within one-half mile of the above mentioned address.*

The Halvorsens only recently learned that they had any ownership interest in Parcel D.<sup>2</sup> They learned of their ownership interest after receiving the 104(e) Request from EPA. Prior to title being transferred to them without their knowledge, Mary Catherine Halvorsen owned the property. Title was transferred to the Halvorsens on April 26, 1987 according to the Quit Claim

---

<sup>2</sup> As EPA will see when reviewing the Army Corps of Engineers documents that were provided in response to Boyer Towing's Freedom of Information Act request and other documents submitted in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics, when Boyer Towing was planning to replace their dock in the early 2000s (the dock was replaced in phases from 2005-2006), Mary Catherine Halvorsen was listed as the immediately adjacent property owner of the River View Marina property on all of the site plans and applications. Had Boyer Halvorsen known that he was one of the owners of that property, he would have listed himself and his sisters.

Deed recorded on August 17, 1987. The property was transferred for "love and affection" from Mary Catherine Halvorsen to Kirsten, Maia and Boyer. Pursuant to the Quit Claim Deed, Mary Catherine Halvorsen retained the "lease rights to the property and the income from the lease for as long as she shall live." At the time the deed was recorded, the Halvorsens were the following ages: Kirsten was 21, Maia was 19, and Boyer was 17. They have never had any control over activities on Parcel D. Nor have they derived any rents or income from the property. They do not have a contractual relationship with the lessee, and have never conducted any business or leasing operations of any kind on Parcel D.

Based on the facts outlined above, it is the Halvorsens' position that they are not liable under CERCLA pursuant to the third party defense contained in 42 U.S.C. § 9607(b)(3). In a 1983 federal district court case, which contained strikingly similar facts to the Halvorsens' situation concerning Parcel D, the court found certain of the parties not liable under CERCLA. *U.S. v. Pacific Hide*, 716 F.Supp. 1341 (D. Idaho 1989) ("*Pacific Hide*").

In the *Pacific Hide* case, the U.S. Government, through the EPA, sued various defendants to recoup costs incurred in cleaning up McCarty's, Inc.'s recycling yard ("gravel pit"). The gravel pit was contaminated with PCBs. McCarty's, Inc. was a family-owned scrap metal company passed down through several generations. The contamination occurred between 1970 and 1973. Among the defendants were three adult children ("the McCarty children"), who acquired stock in the business via a gift from their father of one share each. Their father gave them the gift in April of 1973, when the McCarty children were in their early 20s.

In September 1982, the business transferred its assets – including ownership of the gravel pit – to existing shareholders in return for redemption of their shares. Thus, the children became owners of the gravel pit. *Pacific Hide*, 716 F.Supp. at 1345. In December 1982, the father transferred all of his interest in the property to the McCarty children by warranty deed. The McCarty children had no involvement in the operation of the scrap metal operations. The government's lawsuit did not contain any allegation that the McCarty children were "generators" or "transporters." *Id.* at 1346. Rather, their complaint asserted liability based on the facts that the McCarty children were the current owners of the property and owned the pit at the time of "disposal" of hazardous waste. *Id.*

These facts are similar to the Halvorsens' situation as it relates to Parcel D (also referred to as the River View Marina property). Kirsten, Maia, and Boyer were the ages of 20, 19, and 17, respectively, when title to the River View Marina property was transferred to them via a gift from their mother, Mary Catherine Halvorsen. The Halvorsens have had no involvement in the operation of the property or the marina.

In *Pacific Hide*, the court granted the McCarty children's motion to dismiss the CERCLA claim based on the third party defense under 42 U.S.C. § 9607(b)(3). In its ruling granting the McCarty children's motion, the court stated:



Certainly these three defendants did not obtain their interest in an arms-length private sales transaction—they obtained their initial interest by familial gift and their ultimate interest by a corporate event beyond their control. All of this occurred when they were barely out of their teenage years. This is precisely the situation designed to be covered by the [third party] defense.

*Pacific Hide*, 716 F.Supp. at 1348.

One new development since the 1983 *Pacific Hide* decision is how the courts have interpreted the term “contractual relationship” in 42 U.S.C. § 9601(35)(A). At the time of the *Pacific Hide* case, the transfer of property via a deed was considered by the courts as a “contractual relationship” sufficient to void the third party defense. The McCarty children were still able to avail themselves of the third party defense because they proved a two-part exception to the “contractual relationship” prong of the third party defense. Now, however, the courts hold that the “contractual relationship” with the third party must either relate to the hazardous substances or allow the landowner to exert some element of control over the third party’s activities in order to bar application of the third party defense. *New York v. Lashins Arcade Co.*, 91 F.3d 353, 360 (2d Cir. 1996)<sup>3</sup>.

Thus, the deed transferring the River View Marina property to the Halvorsens will not bar their use of the third party defense. The Halvorsens undertook no disposal activities, and exercised no operational control over the activities, on the property. Nor did they contract with anyone “in connection with” those activities (if any have occurred) at the property. Accordingly, if EPA finds that some party had disposed of or released hazardous substances at, on or from the River View Marina property, the Halvorsens will likely be able to establish a third party defense to liability.

Please also see *Addendum A: Property Ownership History*, discussing documents obtained from the Puget Sound Regional Archives historical documents. The only documents in the Halvorsens’ possession that are responsive to this 104(e) Request relating to Parcel D are listed below:

---

<sup>3</sup> Several courts, including two in the Ninth Circuit, have adopted the Second Circuit’s legal standard applicable to the third party defense. See *United States v. Poly-Carb*, 951 F.Supp. 1518, 1530 (D. Nevada 1996) (to defeat the third party defense, the act or omission resulting in liability must occur in such a way that there is a connection between the act and the contractual relationship); *United States v. Iron Mountain Mines, Inc.*, 987 F.Supp. 1263, 1275 (E.D. Cal. 1997), citing *Westwood Pharmaceuticals v. Nat’l Fuel Gas Distribution Corp.*, 964 F.2d 85, 89 (2d Cir. 1992) (“a landowner is precluded from raising the third party defense only if the contract between the landowner and the third party somehow is connected with the handling of hazardous substances”). A straightforward sale of property does not relate to hazardous substances or vest the buyer with authority to exert some element of control over the seller’s activities. See *Lashins Arcade Co.*, 91 F.3d at 360.

1. Quit Claim Deed dated April 26, 1987
2. Real Estate Excise Tax dated August 17, 1987<sup>4</sup>
3. Puget Sound Regional Archives historical documents.

e. *State the dates during which Respondents conducted any business activity at or within one-half mile of the above mentioned address.*

The Halvorsen children do not conduct and have never conducted any business activities on Parcel D. Nor do they have any information regarding the specific business activities conducted on Parcel D. It is the Halvorsens' understanding that Richard Schultz leases Parcel D from Mary Catherine Halvorsen. To the Halvorsens' knowledge, Mary Catherine Halvorsen collects the rents and pays the taxes on the parcel. The Halvorsen children receive no compensation (by way of income, rents or in any other form) for their ownership of Parcel D.

f. *Describe the nature of Respondents' business activities at the above mentioned address or within one-half mile of that address.*

The Halvorsen children do not conduct and have never conducted any business activities on Parcel D.

g. *In relation to your answer to the previous question, identify all materials used or created by your activities at the above mentioned address; including raw materials, commercial products, building debris, and other wastes.*

The Halvorsens do not use or create (and have never used or created) any materials on Parcel D. Nor have they conducted any activities on Parcel D.

h. *If Respondent, its parent corporation, subsidiaries or other related or associated companies have filed for bankruptcy, provide:*

- i. *the U.S. Bankruptcy Court in which the petition was filed;*
- ii. *the docket numbers of such petition;*
- iii. *the date the bankruptcy petition was filed;*
- iv. *whether the petition is under Chapter 7 (liquidation), Chapter 11 (reorganization), or other provision; and*
- v. *a brief description of the current status of the petition.*

None of the Halvorsens has filed for bankruptcy.

---

<sup>4</sup> It is interesting to note that the Real Estate Excise Tax Affidavit, which was signed by Mary Catherine Halvorsen at the time title was transferred to Boyer, Kirsten and Maia, states that the "property is being given to my children for love and affection. No consideration involved." It is also telling that none of the Halvorsen children's signatures appear on any of the documents relating to that transfer of title by gift.

2. **Site Activities and Interests**

- e. *Provide all documents in your possession regarding the ownership or environmental conditions of the property mentioned above, including, but not limited to, copies of deeds, sales contracts, leases, blueprints, "as-builts" and photographs.*

The Halvorsens submit the only documents that they have been able to locate regarding Parcel D:

1. Quit Claim Deed dated April 26, 1987
2. Real Estate Excise Tax dated August 17, 1987
3. Puget Sound Regional Archives historical documents

- f. *Provide information on the condition of the property when purchased; describe the source, volume, and content of any fill material used during the construction of the buildings, including waterside structures such as seawalls, wharves, docks, or marine ways.*

The Halvorsens are unaware of the condition of the property at the time title was transferred to them as a gift. The Puget Sound Regional Archive documents show historic residential use on the property.

- g. *Provide a brief summary of the activities conducted at the site while under Respondents' ownership or operation. Include process diagrams or flow charts of the industrial activities conducted at the site.*

Beyond their general knowledge that the property is operated as a marina and is leased by Mary Catherine Halvorsen to Richard Schulz, the Halvorsens do not know the type of activities conducted on Parcel D. Mary Catherine Halvorsen collects the rents and pays taxes on the property. The Halvorsens have no business dealings with Mary Catherine Halvorsen, River View Marina or Richard Schultz regarding Parcel D.

- d. *Provide all documents pertaining to sale, transfer, delivery, disposal, of any hazardous substances, scrap materials, and/or recyclable materials to this property.*

This request is vague and ambiguous because it uses the phrase "to this property." The Halvorsens have not sold, transferred, delivered, or disposed of hazardous substances, scrap materials and/or recyclable materials to, on or from Parcel D. The Halvorsens do not have any documents related to the sale, transfer, delivery, or disposal of any hazardous substances, scrap materials, and/or recyclable materials to, on or from Parcel D.

- e. *Provide all information on electrical equipment used at the facility, including transformers or other electrical equipment that may have contained polychlorinated biphenols (PCBs).*

The Halvorsens do not know the type of electrical equipment used on Parcel D and, therefore, are unaware of any transformers or other equipment that may contain PCBs.

- f. *Provide information on the type(s) of oils or fluids used for lubrication of machinery or other industrial purposes, and any other chemicals or products which are or may contain hazardous substances which are or were used at the facility for facility operations.*

The Halvorsens do not know the types of oils or fluids used for lubrication of machinery or other industrial purposes, if any, on Parcel D. As previously stated, the Halvorsens conduct no business operations on Parcel D and do not know what business operations Richard Schulz conducts on the property under his lease with Mary Catherine Halvorsen.

- g. *Provide any site drainage descriptions, plans or maps that include information about storm drainage which includes, but is not limited to, above or below surface piping, ditches, catch basins, manholes, and treatment/detention or related structures including outfalls. If available, also include information about connections to sanitary sewer.*

*With respect to past site activities, please provide copies of any stormwater or drainage studies, including data from sampling, conducted at these properties. Also provide copies of any Stormwater Pollution Prevention or Maintenance Plans or Spill Plans that may have been developed for different operations during the Respondents' occupation of the property.*

The Halvorsens have no information or documents responsive to this request. They only recently learned of their ownership of Parcel D. They do not manage, exercise control over or conduct any activities on Parcel D. Nor do they have any sort of relationship with Richard Schultz, who leases Parcel D from Mary Catherine Halvorsen.

3. **Information About Others**

- a. *Describe any business relationship you may have had with Boyer Logistics or its predecessors, Mary Catherine Halvorsen, Maia Halvorsen, or Kirsten Halvorsen Stahl regarding this property or operations thereon.*

Other than Boyer Halvorsen, who is Vice President of Boyer Towing and Treasurer of Boyer Logistics, the Halvorsens have no business relationship with Boyer Logistics, Boyer Towing, or Mary Catherine Halvorsen. Boyer Logistics is a wholly owned subsidiary of Boyer Towing, Inc. Neither Boyer Towing nor Boyer Logistics have any ownership interest in Parcel

D. The Halvorsens have an undivided interest in Parcel D, which they received without their knowledge via gift in 1987.

b. *Describe any business relationship you may have had with Hurlen Construction or River View Marina.*

The Halvorsens have no business relationship with Hurlen Construction or River View Marina. Hurlen Construction is now known as American Civil Constructors. The company is located upriver from Parcel D. If EPA is referring to Hurlen Marine Construction, who was formerly a neighbor to the east of Parcel B, the Halvorsens have no relationship with Hurlen Marine Construction.

The Halvorsens have no business relationship with River View Marina. Pursuant to the April 20, 1987 Quit Claim Deed wherein Mary Catherine Halvorsen transferred Parcel D to the Halvorsens, Mary Catherine Halvorsen retained the "lease rights to the property and the income from the lease for as long as she shall live." Mary Catherine Halvorsen leases that property to Richard Schultz. Mary Catherine Halvorsen collects the revenue for the River View Marina property and also pays taxes on the property.

h. *Provide the names and last known address of any tenants or lessees, the dates of their tenancy and a brief description of the activities they conducted while operating on the above mentioned site.*

As mentioned above, pursuant to the Quit Claim Deed, Mary Catherine Halvorsen retained the lease rights to, and income from, the property for the duration of her lifetime. Richard Schultz rents Parcel D from Mary Catherine Halvorsen. The Halvorsens do not receive any rents or income from the lease of Parcel D, nor do they pay taxes on the property. Accordingly, Mary Catherine Halvorsen is the person with knowledge and information regarding the tenancy or tenancies at Parcel D.

d. *If not already provided, identify and provide a last known address or phone number for all persons, including Respondents' current and former employees or agents, other than attorneys, who have knowledge or information about the generation, use, purchase, storage, disposal, placement, or other handling of hazardous materials at, or transportation of hazardous materials to or from, the Site.*

The Halvorsens have no current or former employees who have knowledge or information about the generation, use, purchase, storage, disposal, placement, or other handling of hazardous materials at, or transportation of hazardous materials to or from, Parcel D.

4. **Financial Information**

- a. *Provide true and complete copies of all federal income tax documents, including all supporting schedules, for 2001, 2002, 2003, 2004 and 2005. Provide the federal Tax Identification Number and, if documentation is not available, explain why in detail.*

As requested above, the Halvorsens seek a waiver of the above request to provide their personal federal income tax documents, including all supporting schedules, for 2001, 2002, 2003, 2004 and 2005. As shown in this response, the Halvorsens acquired Parcel D via a gift, unbeknownst to them, at the ages of 17, 19, and 21. Mary Catherine Halvorsen retained the lease rights to the property. Thus, the Halvorsens receive no compensation from Parcel D that would be reflected in their personal tax records. The Halvorsens have no control over or knowledge of the specific operations on Parcel D. In addition, as described above, the Halvorsens are not liable under CERCLA pursuant to the third party defense.

We request that EPA provide a written determination regarding this request for waiver. If it is absolutely necessary that the Halvorsens provide their individual, personal federal income tax documents, then the Halvorsens will supplement this response accordingly, subject to a claim of confidentiality.

- b. *Provide the Respondents' financial interest in, control, or that the Respondents is beneficiary of any assets (in the U.S. or in another country) that has not been identified in your federal tax returns or other financial information to be presented to EPA. If there are such assets, please identify each asset by type of asset, estimated value, and location.*

The Halvorsens have no financial interest or control in any assets, which are not identified in their federal tax returns. They are not the beneficiary of any assets that have not been identified in their federal tax returns.

- c. *If Respondents is, or was at any time, a subsidiary of, otherwise owned or controlled by, or otherwise affiliated with another corporation or entity, then describe the full nature of each such corporate relationship, including but not limited to:*
- i. *a general statement of the nature of relationship, indicating whether or not the affiliated entity had, or exercised, any degree of control over the daily operations or decision-making of the Respondents' business operations at the Site;*
  - ii. *the dates such relationship existed;*
  - iii. *the percentage of ownership of Respondents that is held by such other entity(ies);*

- iv. *for each such affiliated entity provide the names and complete addresses of its parent, subsidiary, and otherwise affiliated entities, as well as the names and addresses of each such affiliated entity's officers, directors, partners, trustees, beneficiaries, and/or shareholders owning more than five percent of that affiliated entity's stock;*
- v. *provide any and all insurance policies for such affiliated entity(ies) which may possibly cover the liabilities of the Respondents at the Site; and*
- vi. *provide any and all corporate financial information of such affiliated entities, including but not limited to total revenue or total sales, net income, depreciation, total assets and total current assets, total liabilities and total current liabilities, net working capital (or net current assets), and net worth.*

The Halvorsens have never been a subsidiary of, otherwise owned or controlled by, or otherwise affiliated with another corporation or entity, other than Boyer Halvorsen who is Vice President of Boyer Towing and Treasurer of Boyer Logistics. Boyer Halvorsen has been a corporate officer or otherwise affiliated with these entities since 1995. Additional information and documents responsive to this question are provided in response to the separate 104(e) Request issued to Boyer Towing and Boyer Logistics.

5. **Insurance Coverage**

- a. *Provide copies of all property, casualty and/or liability insurance policies, and any other insurance contracts referencing the site or facility and/or Respondents' business operations (including, but not limited to, Comprehensive General Liability, Environmental Impairment Liability, Pollution Legal Liability, Cleanup Cost Cap or Stop Loss Policies). Include, without limitation, all primary, excess, and umbrella policies which could be applicable to costs of environmental investigation and/or cleanup, and include the years such policies were in effect.*

The Halvorsens have no insurance policies on Parcel D. Until October 2006, they were unaware that they held title to Parcel D.

- b. *If there are any such policies from questions a & b above of which existed, but for which copies are not available, identify each such policy by providing as much of the following information as possible:*
  - i. *the name and address of each insurer and of the insured;*
  - ii. *the type of policy and policy numbers;*
  - iii. *the per occurrence policy limits of each policy; and*
  - iv. *the effective dates for each policy.*

See response to Question 5(a) above.

- c. *Identify all insurance brokers or agents who placed insurance for the Respondents at any time during the period being investigated, as identified at the beginning of this request, and identify the time period during which such broker or agent acted in this regard.*

The Halvorsens do not have any insurance brokers or agents who placed insurance for them because they do not have any insurance policies on Parcel D. Until October 2006, the Halvorsens were unaware that they held title to Parcel D.

- d. *Identify all communication and provide all documents that evidence, refer, or relate to claims made by or on behalf of the Respondents under any insurance policy in connection with the site. Include any responses from the insurer with respect to any claims.*

The Halvorsens do not have any insurance policies on Parcel D. To the extent they had any such policies, they would object to this request and assert that all documents and communications between them and their insurers are attorney-client privileged and subject to joint defense privileges. Without waiving their objection, the Halvorsens have no individual communications with any insurers to supply in response to this information request. See also the Halvorsens' responses to Questions 5a, 5b and 5c above.

- e. *Identify any previous settlements with any insurer in connection with the site, or for any claims for environmental liabilities during the time period under investigation. Include any policies surrendered or cancelled by the Respondents or insurer.*

There have been no previous settlements with any insurer regarding Parcel D, the Lower Duwamish Waterway, or for any claims for environmental liabilities during the time period under investigation. The Halvorsens do not have any insurance policies on Parcel D.

- f. *Identify any and all insurance, accounts paid or accounting files that identify Respondents' insurance policies.*

The Halvorsens do not have any insurance, accounts paid or accounting files on Parcel D.

- g. *Identify Respondents' policy with respect to document retention:*

The Halvorsens do not have a document retention policy. The Halvorsens merely hold title to Parcel D via a gift of which they were unaware. They do not conduct any business activities on Parcel D. Nor do they collect rent or pay taxes on the parcel.

6. **Compliance with This Request.** *Describe all sources reviewed or consulted in responding to this request, including, but not limited to:*

- a. *the name and current job title of all individuals consulted;*  
b. *the location where all documents reviewed are currently kept.*



The Halvorsens relied upon, reviewed or consulted with the following sources in responding to this 104(e) Request:

1. Puget Sound Regional Archives  
Attn: Records Custodian (name unknown)  
Pritchard-Fleming Building  
3000 Landerholm Circle SE, MS-N100  
Bellevue, WA 98007-6484

The Puget Sound Regional Archives maintains property records and research for King County. Documents from the Puget Sound Regional Archives have been provided herewith and are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

2. Boyer Halvorsen  
21928 S.E. 28<sup>th</sup> St  
Sammamish, WA 98075

Boyer Halvorsen maintains a copy of the Quit Claim Deed. These documents have been provided herewith and are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

3. Sally Alexander, Public Disclosure Officer  
Washington Department of Ecology  
Northwest Regional Office  
3190 - 160th Avenue SE  
Bellevue, WA 98008-5452

The Washington Department of Ecology keeps property, correspondence and other records related to individual properties. A public records request for documents was made to the Washington Department of Ecology on March 15, 2007. The Washington Department of Ecology provided no documents in response to our request relating to Parcel D.

4. Richard Hynes  
U.S. Army Corps of Engineers  
Office of Counsel  
P.O. Box 3755  
Seattle, WA 98124-3755

The U.S. Army Corps of Engineers keeps property, correspondence and other records. A Freedom of Information Act request for documents was made to the

U.S. Army Corps of Engineers on March 15, 2007. The U.S. Army Corps of Engineers provided no documents in response to our request relating to Parcel D.

5. Stephanie Kercheval, Freedom of Information Officer  
U.S. Environmental Protection Agency  
Region 10, MS EXA-142  
1200 Sixth Avenue  
Seattle, Washington 98101

The U.S. Environmental Protection Agency ("EPA") keeps property information, correspondence and other records relating to specific parcels of property. A Freedom of Information Act request for documents was made to the U.S. Environmental Protection Agency on March 15, 2007. The EPA provided no documents in response to our request relating to Parcel D.

6. Public Disclosure Officer  
Fire Marshall's Office  
220 3rd Avenue South  
Seattle, WA 98104-2608

The Fire Marshall's Office keeps property and permitting records for Seattle properties. A public records request for documents was made to the Public Disclosure Officer on March 15, 2007. The Fire Marshall's Office provided no documents in response to our request relating to Parcel D.

7. Corporations Division  
Washington Secretary of State  
PO Box 40234  
Olympia, WA 98504-0234

The Corporations Division keeps records of Washington corporations and foreign corporations. A public records request for documents was made to the Corporations Division on March 15, 2007. The Corporations Division provided no documents in response to our request relating to Parcel D.

8. State of Alaska  
Corporations Section  
PO Box 110808  
Juneau, AK 99811-0808

The Corporations Section keeps records of Alaska corporations and foreign corporations. A public records request for documents was made to the Corporations Section on March 15, 2007. The Corporations Section provided no documents in response to our request relating to Parcel D.

9. King County Assessor's website (<http://www.metrokc.gov/Assessor/>)

The King County Assessor's website maintains parcel maps and other information. We created the Figure 1 Map using a map from the King County Assessor's website.

10. King County Recorders' Office  
King County Administration Building, Room 311  
500 4th Avenue  
Seattle, WA 98104

The King County Recorders' Office maintains property records. We obtained deeds and other property documents from the King County Recorders' Office. All documents regarding Parcel D are attached. The documents obtained are being kept at Johannessen & Associates, P.S. office, which is located at 5413 Meridian Ave., N., Suite C, Seattle, Washington.

11. City of Seattle Department of Planning and Development  
Public Resource Center  
700 5<sup>th</sup> Avenue, Suite 2000  
Seattle, WA 98124-4019

The City of Seattle Department of Planning and Development maintains property records, including permits. We obtained no such documents relating to Parcel D.

12. National Oceanic and Atmospheric Administration  
Public Reference Facility (OFA56)  
1315 East West Highway (SSMC3)  
Room 10730  
Silver Spring, Maryland 20910

The National Oceanic and Atmospheric Administration ("NOAA") keeps records regarding Seattle properties. A Freedom of Information Act request will be proffered to NOAA. If records relating to Parcel D are obtained that are responsive to this request, this response will be supplemented.

13. Stella Nehen, Records Administrator  
Puget Sound Clean Air Agency  
1904 Third Avenue, Suite 105  
Seattle, WA 98101

The Puget Sound Clean Air Agency ("PSCAA") keeps permitting and other records for Seattle properties. A public records request will be proffered to

PSCAA. If records relating to Parcel D are obtained that are responsive to this request, this response will be supplemented.

14. Seattle Public Utilities  
700 Fifth Avenue, Suite 4900  
PO Box 34018 Seattle, WA 98124-4018

Seattle Public Utilities keeps records regarding for Seattle properties. A public records request will be proffered to Seattle Public Utilities. If records relating to Parcel D are obtained that are responsive to this request, this response will be supplemented.

### CLOSING

The Halvorsens have made a good faith effort to fully respond to your requests and to provide all documents in their possession that are responsive to those requests. If the Halvorsens learn, become aware of, or come into possession of additional documents or information responsive to the 104(e) Request, they will supplement this response.

In the meantime, if you have any questions concerning this response or would like the Halvorsens to clarify any of the information contained herein, please contact us. Our preference is that future written communications be directed to their legal counsel.

Very truly yours,



Kim Maree Johannessen

/kmj

Enclosures:

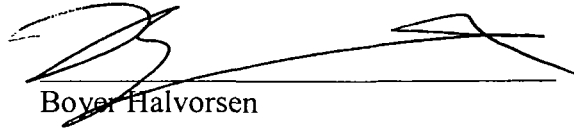
1. Declaration of Boyer Halvorsen
2. Declaration of Kirsten Halvorsen Stahl
3. Declaration of Maia Halvorsen
4. Figure 1: Map of Parcel Locations
5. Addendum A: Property Ownership History
6. Documents (as listed in the text above)

cc: Boyer Halvorsen (w/ *enclosures*)  
Kirsten Halvorsen Stahl (w/ *enclosures*)  
Maia Halvorsen (w/ *enclosures*)

## DECLARATION

I declare under penalty of perjury that, to the best of my knowledge, the foregoing is complete, true, and correct.

Executed on April 30<sup>th</sup>, 2007 in Seattle, Washington.




Boyer Halvorsen

Mailing Address: c/o Johannessen & Associates, P.S.  
5413 Meridian Avenue, North, Suite C  
Seattle, WA 98103-6138

## DECLARATION

I declare under penalty of perjury that, to the best of my knowledge, the foregoing is complete, true, and correct.

Executed on April 25, 2007 in Bellingham, Washington.

  
Maia Halvorsen

Mailing Address: c/o Johannessen & Associates, P.S.  
5413 Meridian Avenue, North, Suite C  
Seattle, WA 98103-6138

## DECLARATION

I declare under penalty of perjury that, to the best of my knowledge, the foregoing is complete, true, and correct.

Executed on April 25 2007 in Duxbury, Massachusetts.

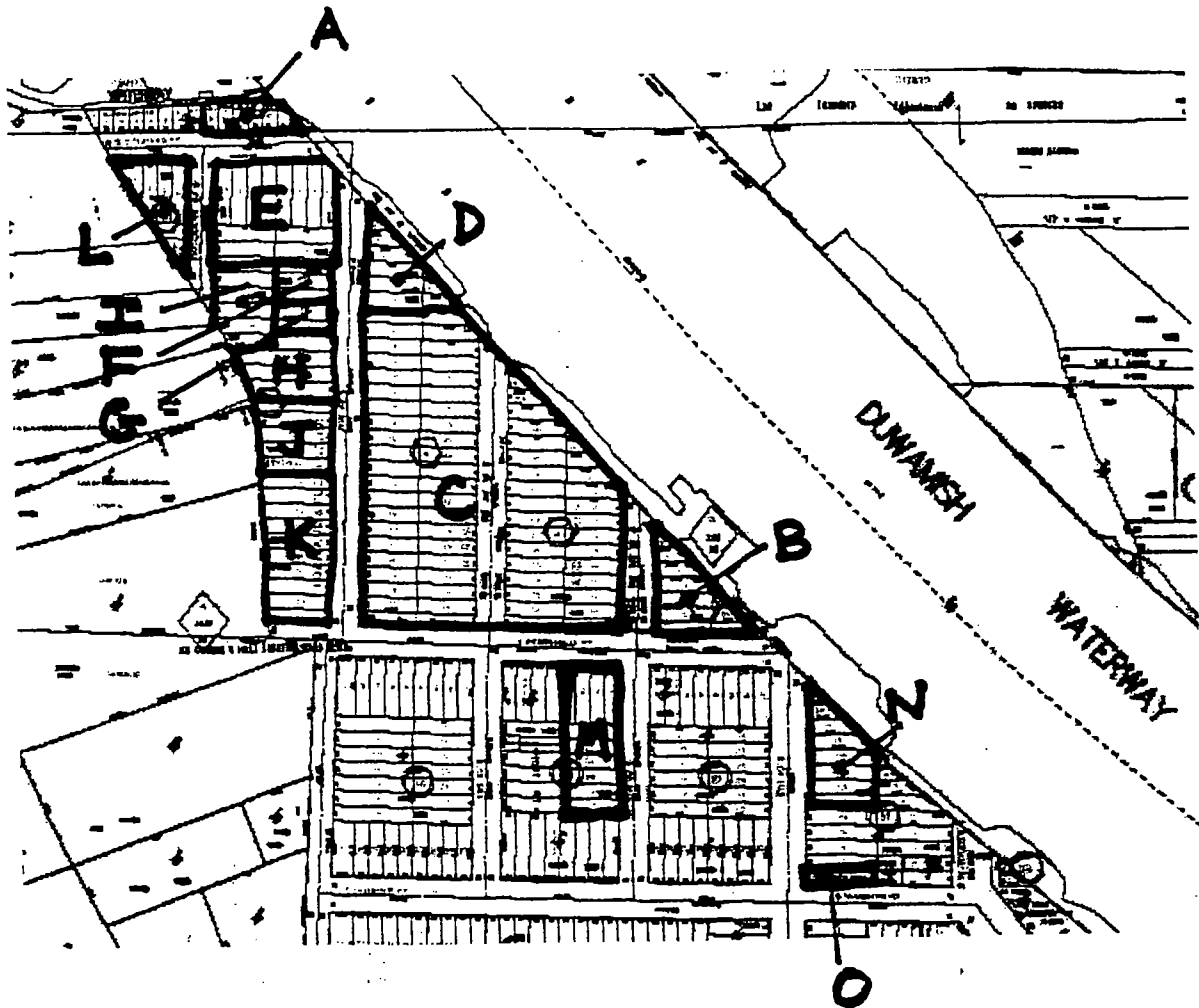
  
Kirsten Halvorsen Stahl

Mailing Address: c/o Johannessen & Associates, P.S.  
5413 Meridian Avenue, North, Suite C  
Seattle, WA 98103-6138

**FIGURE 1**



**FIGURE 1: Map of Parcel Locations**



Map I.D.	Parcel No.	Address
A	6871200045	170 S. Orchard St.
B*	6871200100	7318 4th Ave S.
C	6871200210	7318 4th Ave S.
D*	6871200350	7200 2 <sup>nd</sup> Ave S.
E	6871200620	7201 2nd Ave S.
F	6871200651	7225 2nd Ave S.
G	6871200660	7225 2nd Ave S.
H	6871200670	No Site Address
I	6871200675	7245 2nd Ave S.
J	6871200695	7245 2nd Ave S.
K	6871200750	7265 2nd Ave S.
L	6871200811	7201 Occidental Ave. S.
M	7327906465	7417 4 <sup>th</sup> Ave S.
N	7327906685	7410 5 <sup>th</sup> Ave S.
O	7327906750	7410 5 <sup>th</sup> Ave S.

\*The Section 104(e) Request for Information to Boyer Halvorsen, Kirsten Halvorsen and Maia Halvorsen is regarding only Parcel Nos. B and D. The remaining parcels are subject to the Section 104(e) Request for Information to Boyer Towing, Inc. and Boyer Logistics, Inc.

## **ADDENDUM A**

## **Addendum A: Property Ownership History**

Response to Section 104(e) Request for Information  
Kirsten Halvorsen Stahl, Maia Halvorsen, Boyer Halvorsen

This Addendum A to Kirsten Halvorsen Stahl, Maia Halvorsen, and Boyer Halvorsen's ("the Halvorsens") Response to EPA's Section 104(e) Request provides a narrative of the property ownership history of the properties subject to that request: Parcel Nos. 6871200100 and 6871200350. Pursuant to Figure 1, "*Map of Parcel Locations*," the parcels will be identified herein pursuant to their Map I.D. letters (i.e., Parcel B and Parcel D, respectively).

Based on the documents obtained from the Puget Sound Regional Archives, this Addendum includes information regarding historical uses of the above-listed parcels. Where available, this Addendum also includes information on whether buildings or homes were located on the parcels, the approximate dates they were built and any information regarding whether they were torn down. In addition, this Addendum includes the historical parcel numbers and addresses, which have been merged in the past in order to comprise the parcels listed above. The Addendum also references all historical deeds that we could locate regarding each parcel.

### **Parcel B (Parcel No. 6871200100)**

Parcel B is located at 7318 4th Avenue South in Seattle, Washington and consists of Block 3, Lots 19 through 30 of the Portland & Puget Sound Railway Addition. The legal description is in the documents attached to this Addendum under Tab B. Documents obtained from the Puget Sound Regional Archives show that Parcel B previously also bore the following historic street addresses, parcel numbers and improvements:

<b>Address</b>	<b>Parcel No.</b>	<b>Lots</b>	<b>Improved</b>	<b>Built</b>	<b>Torn Down</b>
7318 4 <sup>th</sup> Avenue South	--	Blk 3, Lots 19-26, 29, 30	Load Ramp	1967	--
7306 4 <sup>th</sup> Avenue South	N/A	Blk 3, Lot 20	Home	1942	--
406 Fontanelle Street (aka 412 Riverside Ave)	687120-0130	Blk 3, W 90' of Lot 25 and 26	Home	1961	1961
412 Fontenelle Street	687120-0140	Blk 3, Lots 27 and 28	Home	1910	--
7318 4th Avenue South	--	Blk 3, Lot 22	Home	1942	--
--	--	Blk 3, Lots 19 – 28	Boat Repair Shop	--	--

Boyer Halvorsen believes that there was one building, made of steel, on the property at the time of his parents' purchase of the property in 1966. Because the Puget Sound Regional Archives documents do not show any buildings made of steel, it is unknown when that building was constructed.

## **Addendum A: Property Ownership History**

Response to Section 104(e) Request

Kirsten Halvorsen Stahl, Maia Halvorsen, Boyer Halvorsen

Page 2 of 3

Parcel B has historically been owned by Thomas Hurlen and Mary Catherine and Albert Halvorsen. Boyer Towing, Inc. ("Boyer Towing") purchased that portion of Parcel B (Block 3, Lots 27 and 28) from Thomas Hurlen on March 17, 1983. *See* Statutory Warranty Deed dated March 17, 1983.

Mary Catherine Halvorsen and Albert Halvorsen owned that portion of Parcel B comprised of Block 3, Lot 19 through 26, 29 and 30. The Puget Sound Regional Archive documents show that Albert Halvorsen (now deceased) purchased that portion of Parcel B comprised of Block 3 and the West 90' of Lots 25 and 26 on November 28, 1966. We were not able to locate a deed documenting that transfer. That portion of Parcel B has been leased to Boyer Towing since November 1, 1971. *See* Lease dated November 1, 1971.

On January 6, 1978, Mary Catherine and Albert Halvorsen transferred a portion of the Parcel (Block 3, Lot 25) to the Bank of California as trustee of a certain trust instrument dated November 29, 1971. The trust was for the benefit of Kirsten Halvorsen Stahl, Maia Halvorsen and Boyer Halvorsen. On March 15, 1978, the Bank of California as trustee conveyed to the City of Seattle the south 10 feet of Lot 26, Block 3 for street purposes. *See* Quit Claim Deed dated March 15, 1978. On September 23, 1991, the Bank of California transferred a portion of Parcel B (Block 3, Lot 19 through 26, 29 and 30) as a trust distribution to Kirsten Halvorsen Stahl, Maia Halvorsen and Boyer Halvorsen. The Halvorsens each received an undivided one-third interest in that portion of the property. *See* Quit Claim Deed dated September 23, 1991.

As noted above, Boyer Towing purchased that portion of Parcel B comprised of Block 3, Lots 27 and 28 on March 17, 1983. That portion of Parcel B not otherwise owned by Boyer Towing is leased by Boyer Towing from Kirsten, Maia and Boyer.

### **Parcel D (Parcel No. 6871200350)**

The Halvorsens do not conduct any business on Parcel D. Nor do they have any information regarding the business activities conducted on Parcel D. It is their understanding that Richard Schultz leases Parcel D from Mary Catherine Halvorsen, who collects the rents and pays the taxes on the parcel. The Halvorsen children receive no income, rent or other compensation for their ownership interest in Parcel D. The Halvorsen children did not know that they held title to Parcel D until they received the 104(e) Request.

Parcel D is located at 7200 2<sup>nd</sup> Avenue South in Seattle, Washington and consists of Block 5, Lots 12-14 and 57-62, and the north 10 feet of Lot 56 of the Portland & Puget Sound Railway Addition. This Parcel is also known as the River View Marina Property. Documents obtained from the Puget Sound Regional Archives show that Parcel D previously bore the following historic street addresses, parcel numbers and improvements:

**Addendum A: Property Ownership History**

Response to Section 104(e) Request

Kirsten Halvorsen Stahl, Maia Halvorsen, Boyer Halvorsen

Page 3 of 3

Address	Parcel No.	Lots	Improved	Built	Torn Down
7200 2 <sup>nd</sup> Avenue South	687120-0350	Blk 5, Lots 58	Home	1926	--
7216 2 <sup>nd</sup> Avenue South	687120-0580	Blk 5, Lots 61	Home	--	1968
7214 2 <sup>nd</sup> Avenue South	--	Blk 5, Lot 62	Home	1942	--

The Puget Sound Regional Archive documents show historic residential use on Parcel D. Those documents also indicate that Albert Halvorsen acquired the portion of the property comprised of Block 5, Lots 59 and 62 on March 27, 1967.

On April 20, 1987, Mary Catherine Halvorsen transferred Parcel D via Quit Claim Deed to Kirsten, Maia and Boyer. *See* Quit Claim Deed dated April 20, 1987. Neither the Quit Claim Deed nor the Real Estate Excise Tax Affidavit was signed by the Halvorsen children. The transfer was given to the children “for the love and affection [and] [n]o consideration involved.” *See* Real Estate Tax Affidavit dated August 17, 1987. Pursuant to the Quit Claim Deed, Mary Catherine Halvorsen retained the “lease rights to the property and the income from the lease for as long as she shall live.” Kirsten, Maia, and Boyer were age 20, 19, and 17, respectively, when title to Parcel D was transferred to them. Kirsten, Maia, and Boyer were unaware of this transfer of property until they received the 104(e) Request from EPA in October 2006. The Halvorsens have had no involvement in the operation of Parcel D, the River View Marina or any other business activities by Mary Catherine Halvorsen or Richard Schultz on the property.

Boyer Alaska Barge Line, Boyer Towing, and Boyer Logistics have in no way ever occupied this property. The Halvorsens’ understanding is that Mary Catherine Halvorsen has leased the property to Mr. Schultz, who operates River View Marina on the property, for many years.

B



**=METROSCAN PROPERTY PROFILE=  
King (WA)**

**OWNERSHIP INFORMATION**

Parcel Number : 687120 0100 08                      Q : SW      S : 29      T : 24N      R : 04E  
Building Id # :  
Parcel Type : Platted  
Owner/Taxpayer : Halvorsen Boyer Jr;Kirsten;Maia  
CoOwner :  
Site Address : 7318 4th Ave S Seattle 98108  
Mail Address : 8324 NE Hidden Cove Rd Bainbridge Island Wa 98110  
Telephone : Owner : 206-842-4660

**SALES AND LOAN INFORMATION**

Recording Date	: 10/29/1991	Loan Amount	:
Auditors Fee #	: 634	Lender	:
Sale Price	:	Loan Type	:
Deed Type	: Quit Claim	Interest Rate	:
% Owned	: 100	Vesting Type	:

**ASSESSMENT AND TAX INFORMATION**

Taxable Land	: \$332,900	Improved	: 47
Taxable Structure	: \$300,000	2006 Taxes	: \$6,972.42
Taxable Total	: \$632,900	Exempt Code	:
Appraised Land	: \$332,900	Excise Tax #	: 1214810
Appraised Structure	: \$300,000	Levy Code	: 0010
Appraised Total	: \$632,900		

**PROPERTY DESCRIPTION**

Census	: Tract: 112.00	Block: 2
Map Grid	: 625 A1	
Neighborhood Cd	: 036040	
Zoning Code	: IG1 U/65	
Land Use	: 262 Ind,Terminal,Commercial Fishing	
Legal	: BLK 3 LOT POR PORTLAND & PUGET SOUND RAILWAY 19 THRU 30 LESS ST TGW POR VAC ST ADJ LESS CWW #1	
Sub/Plat	: Portland & Puget Sound Railway	
Recording Num	:	
Short Plat	:	
Volume	: 5	Page : 74
Jurisdiction	: SEATTLE	

Profile-Page 1 of 2

**=METROSCAN PROPERTY PROFILE=  
King (WA)**

Parcel # : 687120 0100

Bldg Id # :

**PROPERTY CHARACTERISTICS**

<i>Bedrooms</i> :	<i>1st Floor SF</i> :	<i>Year Built</i> :
<i>Bath Full</i> :	<i>2nd Floor SF</i> :	<i>Eff Year</i> :
<i>Bath 3/4</i> :	<i>3+ Floor SqFt</i> :	<i>GarageType</i> :
<i>Bath 1/2</i> :	<i>Half Floor SF</i> :	<i>Bsmnt Type</i> :
<i>Fireplace</i> :	<i>AboveGroundSF</i> :	<i>BsmntGrade</i> :
<i>Deck</i> :	<i>Finished SqFt</i> :	<i>Bldg Matl</i> :
<i>Porch</i> :	<i>Fin Bsmnt SF</i> :	<i>Bldg Cond</i> :
<i>Stories</i> :	<i>UnfinBsmnt SF</i> :	<i>Bldg Grade</i> :
<i>Units</i> :	<i>BsmntTotal SF</i> :	<i>%Brick/Stone:</i>
<i>Elevator</i> :	<i>Bsmnt Park SF</i> :	<i>HeatSource</i> :
<i>Mobile Home:</i> No	<i>Building SqFt</i> :	<i>Heat Type</i> :
<i>Nuisance</i> :	<i>Deck SqFt</i> :	<i>Sewer Type</i> : Public
<i>Easements</i> :	<i>AttachedGrgSF</i> :	<i>Wtr Source</i> : Water District
<i>Design Type</i> :		

LAND INFORMATION

*Lot Acres* : .59  
*Lot SqFt* : 25,614  
*Lot Shape* : Restricted  
*Tde/Uplnd* :  
*TopoProbs* :  
*Wtr Front* : Duwamish  
*Sprinkler* :  
*WtrFrntSF* :  
*GroundCvr* :  
*Golf Adj* : No

VIEW INFORMATION

*View* : None  
*View Seattle Skyline* :  
*View Lake/River* :  
*View Lake Sammamish* :  
*View Mountain* :  
*View Puget Sound* :  
*View Mt. Rainier* :  
*View Olympics* :  
*View Cascades* :  
*View Territorial* :  
*View Lake Washington* :  
*View Other* :

STREET INFORMATION

*St Surface* : Paved  
*St Access* : Public

Profile-Page 2 of 2



First American Title  
FOURTH & BLANCHARD BLDG  
SEATTLE, WA 98121



First American Title  
INSURANCE COMPANY

THIS SPACE RESERVED FOR RECORDER'S USE

KING COUNTY  
EXCISE TAX PAID  
MAR 18 1983  
E0711522

RECORDED THIS DAY  
MAR 18 9 49 AM '83  
BY THE DIVISION OF  
RECORDS & ELECTIONS  
KING COUNTY

Filed for Record on Request of  
AFTER RECORDING MAIL TO

Name STATEWIDE ESCROW CORPORATION  
Address 19415 Pacific Hiway S., #209  
City and State Seattle, Washington 98188  
FAT 78438  
\$7.00 - State Revenue Stamps  
#2201

### Statutory Warranty Deed

THE GRANTOR THOMAS HURLEN, an unmarried man on June 12, 1970 and at all times since  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS,  
in hand paid, conveys and warrants to BOYER TOWING, INC., an Alaska Corporation  
the following described real estate, situated in the County of KING, State of Washington:  
LOTS 27 and 28, BLOCK 3, PORTLAND AND PUGET SOUND RAILWAY ADDITION, AS PER  
PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 74, RECORDS OF KING COUNTY, WASHINGTON;  
LESS COMMERCIAL WATERWAY NO. 1.  
SITUATE IN THE CITY OF SEATTLE, COUNTY OF KING, STATE OF WASHINGTON.

Conveyance  
Tax  
53.50

SUBJECT TO: EASEMENTS, RESTRICTIONS, RESERVATIONS, CONDITIONS AND COVENANTS  
OF RECORD, IF ANY.

83/03/18 #0364 B  
RECD F 4.00  
CRSHSL \*\*\*4.00  
22

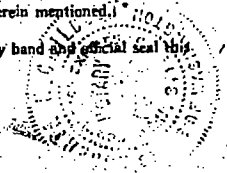
Dated this 15th day of MARCH, 1983

*Thomas Hurlen*  
THOMAS HURLEN (SEAL)

STATE OF WASHINGTON, ss.  
County of KING

On this day personally appeared before me THOMAS HURLEN--  
to me known to be the individual described in and who executed the within and foregoing instrument, and  
acknowledged that he signed the same as his free and voluntary act and deed, for the  
uses and purposes therein mentioned.

GIVEN under my hand and official seal this 17th day of March, 1983



*Roberta M. Chisette*  
Notary Public in and for the State of Washington,  
residing at Seattle

8303180364  
JCA 1ST AMS  
78438



Chicago Title  
Insurance Company

Metropolitan Park  
1100 Olive Way  
Seattle, Washington 98101  
(206) 628-5666

# "PERCOLATION TEST" DISCLOSURE/WAIVER FORM

Switchboard - 628-5666  
Customer Service - 628-5651  
Sales Department - 628-5678  
Builder Services Dept. - 628-5629

King County Ordinance No. 1490 requires the following disclosure or alternative waiver form be completed prior to entry into a binding agreement to purchase. Three copies of each disclosure or alternative waiver must be prepared. One copy shall be retained by the prospective vendor; one copy shall be retained by the prospective purchaser. If the prospective purchaser enters into a binding agreement to purchase, the vendor shall file the third copy with the King County Department of Records and Elections when other documents are recorded.

A violation by any vendor or vendor's agent of any provision of Ordinance No. 1490 may result in assessment of a civil penalty in an amount not to exceed \$250.00 for each violation.

## NOTICE TO PURCHASER

If there is no reasonable access to a public sanitary sewer system from the parcel you are thinking of buying, you must install a private sewer system approved by the King County Department of Health in order to build a house or any structure which will be used for human habitation. No building permits are issued for parcels which cannot have access to approved public or approved private sewer systems. No permit will be issued for and no septic tank systems may be located on this parcel unless it has been subjected to a percolation test within one year prior to application for a building permit. Even if a timely percolation test has been made, no permit will be issued and no septic tank system may be located on this parcel if the Department of Health has not approved the plan for and approved the installation of the private sewer system. Before you enter into an agreement to purchase this parcel, you should contact the King County Department of Health to determine the procedures for installing a private sewer system.

Your seller may have had a percolation test made on the parcel by a registered civil or sanitary engineer or certificated sewage disposal system designer. If so, that fact and the conclusions of the test appear below.

## SELLER'S REPRESENTATIONS

PERCOLATION TEST. Seller must complete either Statement A or Statement B as appropriate.

- A. My agent (Name of Agent) \_\_\_\_\_, a registered civil or sanitary engineer or certificated sewage disposal system designer, has conducted percolation tests on this parcel:  
(Legal Description)

The percolation test was conducted on (Date) \_\_\_\_\_. From the tests, my agent concluded that a septic tank system could \_\_\_\_\_ could not \_\_\_\_\_ be installed on this parcel in conformance with standards set by King County and in effect at the date of the test.

I represent that the statements above are true.

Seller's Signature \_\_\_\_\_

Date \_\_\_\_\_

- B. No percolation tests have been conducted on this parcel: (Legal Description)

Lots 27 and 28, Block 3 Portland & Puget Sound Railway Addition  
as per plat recorded in Vol. 5 of Plats, page 28 records of King County, Wa  
Less Commercial Waterway No. 1 -

I have no knowledge or information from which a determination can be made as to whether a septic tank system may be installed on this parcel, except as follows: (To be completed by seller.)

I represent that the statements above are true.

*Thomas Hule*  
Seller's Signature

3/17/83  
Date

## BUYER'S SIGNATURE

I have read this statement and understand its contents.

*Signatory Inc. Robert Halvorsen*  
Prospective Purchaser's Signature

3/17/83  
Date

## WAIVER (In the Alternative)

I have read this disclosure form and understand its contents. I waive vendor's disclosure:

☐ Unconditionally

Or

☐ Upon the condition this sale will not be closed unless this parcel is subjected to a percolation test which meets the requirements of the King County Department of Health.

Prospective Purchaser's Signature \_\_\_\_\_

Date \_\_\_\_\_

(Prepared by the County and being distributed by Chicago Title Insurance Company as an accommodation.)

78438 JKT 1ST AM-S

THIS LEASE made in Seattle, King County, Washington, this 1st day of November, 1971, between ALBERT HALVORSEN and MARY CATHERINE HALVORSEN, Lessor, and BOYER TOWING, INC., an Alaska corporation, Lessee,

WITNESSETH:

The Lessor does hereby lease to Lessee and the Lessee does hereby lease from Lessor those certain premises situate in the County of King, State of Washington, described as follows:

Lots 19, 20, 21, 22, 23, 24, 26, 29, and 30, Block 3, Portland and Puget Sound Railway Addition, according to plat recorded in Volume 5 of Plats, page 74, in King County, Washington, EXCEPT portions thereof for Commercial Waterway District No. 1.

TOGETHER WITH all interest of Grantors in a certain one-inch water pipe line and water meter in 5th Avenue South and Fontanelle Street, in Seattle, Washington, as evidenced by agreement between F. L. Wilkins, Leonard L. Lambert, and Duwamish Welding and Construction Company, dated March 2, 1953,

hereinafter called "premises."

The premises are to be used for the purpose of conducting thereon any lawful business as may be decided by the Lessee. The Lessee shall have and is hereby granted the right to improve the said real property in any manner not unlawful; providing such improvements shall not depreciate the value of the said real property.

Term:

The term of this lease shall be for fifteen (15) years and shall commence on the 1st day of November, 1971, and end on the 31st day of October, 1986, inclusive. dl

Rent:

Lessee covenants and agrees to pay the Lessor as rental for said premises a monthly rental of Three Hundred Dollars (\$300.00) in lawful money

of the United States in advance on the first day of each calendar month of the lease term to Lessor or to such other party or at such other places as the Lessor may hereafter designate, PROVIDED, HOWEVER, that the parties shall agree to the amount of rental for the second five (5) years of this Lease, and if they shall not have so agreed by September 1, 1976, each party shall appoint an arbitrator and the two so appointed shall appoint a third arbitrator, who shall determine, at the joint cost of the Lessor and the Lessee, the amount of rental for the second five (5) years of the term, which shall be retroactive to the 1st day of November, 1976; and further provided that the parties shall agree to the amount of rental for the third five (5) years of this lease, and if they shall not have so agreed by September 1, 1981, each party shall appoint an arbitrator and the two so appointed shall appoint a third arbitrator who shall determine at the joint cost of the Lessor and the Lessee, the amount of rental for the third five (5) years of the term, which shall be retroactive to the 1st day of November, 1981.

#### Repairs.

The said real property has been inspected and is accepted by Lessee in its present condition, and Lessee will at all times keep the premises neat, clean and in a sanitary condition, will at all times preserve said premises in as good repair as said premises now are or may hereafter be put to, and all repairs shall be at Lessee's sole cost and expense. Lessee will quit and surrender the said premises without notice, and in a neat and clean condition, and will deliver up all keys belonging to said premises to the Lessor or Lessor's agents at the termination of this lease.

#### Utilities and Taxes.

The Lessee hereby covenants and agrees to pay all charges of any kind, nature or description charged against said real property for heat, light, water and sewer, and for any other public utilities and to pay for all real estate taxes on said premises during the full term of this lease.

Accidents.

Any personal property kept on said premises shall be at the risk of Lessee. Lessor, or Lessor's agent, shall not be liable for any damage either to person or property sustained by Lessee or others caused by any defects now in said premises, or hereafter occurring therein, or in any building or structure that may be placed thereon by the Lessee, or due to the happening of any accident whatsoever caused in and about said building. Lessee agrees to defend and hold Lessor and Lessor's agents harmless from any and all claims for damages suffered, or alleged to be suffered, in or about the leased premises by any person, firm or corporation.

Care of Premises.

The Lessor shall not be called upon to make any improvement or repair of any kind upon said premises, and the said premises, as and if improved by the Lessee, shall at all times be kept and used in accordance with the laws of the State of Alaska, and the directions, rules and regulations of the health officer, fire marshal, building inspector, or other proper officer of any pertinent and authorized public authority, at the sole cost and expense of the Lessee.

Liens and Insolvency.

Lessee shall keep the leased premises and the property in which the leased premises are situated, free from any liens arising out of any work performed, materials furnished, or obligations incurred by Lessee. In the event Lessee becomes insolvent, voluntarily or involuntarily bankrupt, or if a receiver, assignee or other liquidating officer is appointed for the business of the Lessee, then the Lessor may cancel this lease at Lessor's option.

Assignment.

Lessee shall not, without the written consent of the Lessor or Lessor's agents, let or sublet the whole or any part thereof, nor assign this lease or any part thereof without the written consent of the Lessor, or Lessor's agents. In

the event of any assignment so consented to, a minimum charge of twenty-five (25%) percent of one month's rent shall be made by Agent for his services in transferring or assigning this lease, and shall be paid by Lessee. This lease shall not be assignable by operation of law. If consent is once given by the Lessor to the assignment of this lease, or any interest therein, Lessor shall not be barred from afterwards refusing to consent to any further assignment.

Fire and Other Casualty.

The Lessee shall cause to be insured at not less than ninety percent (90%) of total value any improvements placed on said property, and in the event of damage by fire to any structure or structures so insured, the Lessor shall either restore such structure or structures to the condition in which they were prior to the time of said fire, or the amount of said insurance shall be paid over to the Lessor. The Lessee shall be responsible for the full rental of the real property as herein referred to, whether or not any improvements placed on said property by the Lessee be damaged or destroyed by fire.

Notices.

Any notice required to be served in accordance with the terms of the lease shall be sent by registered mail, the notice from the Lessee to be sent to the Lessor or Lessor's agents, and the notice from the Lessor to be sent to Lessee at the leased premises.

Governmental Fees.

All fees due the city, borough or state on account of any inspection made on said leased premises by any officer thereof shall be paid by Lessee.

Default and Re-Entry.

If any rents above reserved, or any part thereof, shall be and remain unpaid when the same shall become due, or if Lessee shall violate or default in any of the covenants and agreements herein contained, then the Lessor may cancel this lease upon giving the notice required by law, and re-enter said premises, but notwithstanding such re-entry by the Lessor, the liability of the Lessee for the rent provided for herein shall not be extinguished for the balance

of the terms of this lease, and Lessee covenants and agrees to make good to the Lessor any deficiency arising from a re-entry and re-letting of the premises at a lesser rental than herein agreed to. The Lessee shall pay such deficiency each month as the amount thereof is ascertained by the Lessor.

Costs and Attorney's Fees.

If by reason of any default on the part of the Lessee it becomes necessary for the Lessor to employ an attorney or in case Lessor shall bring suit to recover any rent due hereunder, or for breach of any provision of this lease or to recover possession of the leased premises, or if Lessee shall bring any action for any relief against Lessor, declaratory or otherwise, arising out of this lease and Lessor shall prevail in such action, then and in any of such events Lessee shall pay Lessor a reasonable attorney's fee and all costs and expenses expended or incurred by the Lessor in connection with such default or action.

Nonwaiver of Breach.

The failure of the Lessor to insist upon strict performance of any of the covenants and agreements of this lease, or to exercise any option herein conferred in any one or more instances, shall not be construed to be a waiver or relinquishment of any such, or any other covenants or agreements, but the same shall be and remain in full force and effect.

Heirs and Successors.

Subject to the provisions hereof pertaining to assignment and subletting, the covenants and agreements of this lease shall be binding upon the heirs, legal representatives, successors and assigns of any or all of the parties hereto.

IN WITNESS WHEREOF, the parties hereto have executed this lease the day and year first above written.

BOYER TOWING, INC.,  
an Alaska corporation, Lessee

By Albert Halvorsen  
President.

Mary Catherine Halvorsen  
Secretary.

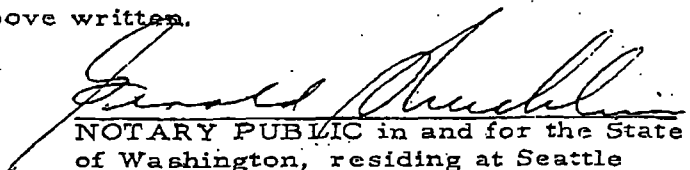
Albert Halvorsen  
Albert Halvorsen

Mary Catherine Halvorsen  
Mary Catherine Halvorsen LESSOR

STATE OF WASHINGTON )  
COUNTY OF KING ) ss.

This is to certify that on this 1st day of November, 1971, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and qualified, personally appeared ALBERT HALVORSEN and MARY CATHERINE HALVORSEN, his wife, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC in and for the State  
of Washington, residing at Seattle



AFTER RECORDING RETURN TO:

The Bank of California, N.A.,  
P. O. Box 3123  
TRUST DEPT.  
SEATTLE, WASH. 98114

FILED for Record at Request of

QUIT CLAIM DEED

7801120809

The Grantors, ALBERT HALVORSEN and MARY CATHERINE HALVORSEN, his wife, for and in consideration of love and affection, convey and quit claim to THE BANK OF CALIFORNIA, N.A., Seattle, Washington, as trustee under that certain trust instrument dated November 29, 1971, in which Grantors are trustors, which trust is for the benefit of the minor children of the Grantors, namely KIRSTEN HALVORSEN, MAIA HALVORSEN, and BOYER HALVORSEN, the following described real estate situated in the County of King, State of Washington, including any interest therein which grantors may hereafter acquire:

Lot 25, Block 3, Portland and Puget Sound Railway Addition, according to plat recorded in Volume 5 of Plats, page 74, in King County, Washington, EXCEPT portions thereof for Commercial Waterway District No. 1.

TOGETHER WITH all interest of Grantors in a certain one-inch water pipe line and water meter in Fifth Avenue South and Fontanelle Street, in Seattle, Washington, as evidenced by agreement between F. L. Wilkins, Leonard L. Lambert, and Duwamish Welding and Construction Company, dated March 2, 1953.

KING COUNTY  
NO EXCISE TAX

JAN 12 1978

E451470

DATED this 6th day of January, 1978.

*Mary Catherine Halvorsen* (SEAL)

*Albert Halvorsen* (SEAL)

STATE OF WASHINGTON) ) ss.  
COUNTY OF KING )

On this day personally appeared before me ALBERT HALVORSEN and MARY CATHERINE HALVORSEN, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the 6th day of January, 1978.

*Samuel M. ...*  
Notary Public in and for the State  
of Washington, residing at Seattle.

MAR-19-79 00427 7903190534 LSY D HF 350



PIONEER NATIONAL  
TITLE INSURANCE

A TICO COMPANY

Filed for Record at Request of

AFTER RECORDING MAIL TO:

MAR 19 9 33 AM '79

THIS SPACE RESERVED FOR RECORDER'S USE.

RECORDED & RETURNED

7804

REVENUE STAMPS

1% EXCISE TAX NOT REQUIRED

King Co. Records Division

Deputy

### Quit Claim Deed

(CORPORATE FORM)

THE GRANTOR The Bank of California, N.A., as Trustee under Agreement with Albert Halvorsen and Mary Catherine Halvorsen for and in consideration of One Dollar and other Valuable Consideration

conveys and quit claims to The City of Seattle, a municipal Corporation

the following described real estate, situated in the County of King,

State of Washington including any interest therein which grantor may hereafter acquire:  
The south 10 feet of Lot 26, Block 3, Portland and Puget Sound Railway Addition, as recorded in Volume 5 of Plats, page 74, Records of King County, Washington.

FOR STREET PURPOSES;

TOGETHER WITH the right to construct and maintain upon property abutting the above described property cut slopes of one (1) foot horizontally for each foot of elevation of cut, and fill slopes of one and one-half (1-1/2) feet horizontally for each foot of elevation of fill for the purpose of providing and maintaining lateral support for the street to be established over and across the lands described above when improved to the full width of the right of way herein acquired in conformity with the reasonable original grading of said street and their is reserved to the Grantor their heirs, successors and assigns, the right to remove said slopes at any time upon providing and maintaining other adequate lateral support.

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its proper officers and its corporate seal to be hereunto affixed this 15th day of March 1978.  
The Bank of California, N.A., Trustee

APPROVED AS TO FORM ONLY  
DOUGLAS N. JEWETT  
CITY ATTORNEY

*[Signature]*  
3-13-79  
ASSISTANT

By *[Signature]* Trust Officer

By *[Signature]* Secretary  
Trust Officer

STATE OF WASHINGTON, }  
County of King }

On this 15th day of March, 1978, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared  
E. Earl Richards Jr. and J. W. Grubbs Jr.  
to me known to be the Trust President and Officers Secretary, respectively, of  
The Bank of California, N.A.,  
the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

*[Signature]*  
Notary Public in and for the State of Washington,  
residing at Seattle



# Chicago Title Insurance Company

FILED FOR RECORD AT REQUEST OF

CHICAGO TITLE INSURANCE COMPANY  
has placed the document of  
record as a customer courtesy  
and accepts no liability for  
the accuracy or validity of  
the document.

THIS SPACE PROVIDED FOR RECORDER'S USE.

Sales Tax Paid On Contract All. No. E11 98742  
King Co. Records Division  
By K. Martzell Deputy

WHEN RECORDED RETURN TO

Name The Bank of California, N.A.  
Address P. O. Box 3123  
City, State, Zip Seattle, WA 98114

## CORRECTION Quit Claim Deed

THE GRANTOR The Bank of California, N.A., Seattle, Washington, as Trustee under that certain trust instrument dated November 29, 1971 for and in consideration of distribution of trust and for the purpose of correcting the legal description in that certain Quit Claim Deed recorded as #9107101213 on July 10, 1991 in King County conveys and quit claims to Boyer Halvorsen, Jr., and undivided 1/3 interest, Kirsten Halvorsen, an undivided 1/3 interest, and Maia Halvorsen, an undivided 1/3 interest the following described real estate, situated in the County of King State of Washington, together with all after acquired title of the grantor(s) therein:

Lots 19, 20, 21, 22, 23, 24, 25, 26, 29, and 30, Block 3, Portland and Puget Sound Railway Addition, according to the plat thereof recorded in Volume 5 of Plats, Page 74, in King County, Washington;  
EXCEPT portions thereof for commercial waterway District No. 1;  
EXCEPT the South 10 feet of Lot 26 as conveyed to the City of Seattle by deed recorded under Recording Number 7903190534;

TOGETHER WITH the East half of vacated 4th Avenue South which attached thereto by operation of law as vacated by City of Seattle Ordinance Number 107909;

TOGETHER WITH all interest of Grantors in a certain one-inch water pipe line and water meter in Fifth Avenue South and Fontanelle Street, in Seattle, Washington, as evidenced by agreement between F. L. Wilkins, Leonard L. Lambert, and Duwamish Welding and Construction Company, dated March 2, 1953.

UNLAWFUL. IF THE INSTRUMENT IN THIS FRAME IS LESS CLEAR THAN THIS NOTICE IT IS DUE TO THE QUALITY OF THE DOCUMENT.

9110290634

Filed by Chicago Title Insurance Co.

W44454-1p

Dated September 23, 1991 THE BANK OF CALIFORNIA, N.A., as TRUSTEE under that certain trust instrument dated November 29, 1971  
By [Signature] Richard P. Megenity  
(Individual) Asst. Vice President & Trust Real Estate Officer  
By [Signature] JANICE M. DIMICK  
(Individual) ASSISTANT VICE PRESIDENT & TRUST REAL ESTATE OFFICER  
By [Signature] (Secretary)

STATE OF WASHINGTON  
COUNTY OF \_\_\_\_\_ ss.  
On this day personally appeared before me  
to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that \_\_\_\_\_ signed the same as \_\_\_\_\_ free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this  
day of \_\_\_\_\_ 19\_\_\_\_

Notary Public in and for the State of Wash-  
ington, residing at \_\_\_\_\_

STATE OF WASHINGTON  
COUNTY OF King ss.  
On this 23rd day of September 1991  
before me, the undersigned, a Notary Public in and for the State of Wash-  
ington, duly commissioned and sworn, personally appeared \_\_\_\_\_  
and \_\_\_\_\_  
Richard P. Megenity  
Janice M. Dimick  
to me known to be the officers of ~~XXXXXX~~ THE BANK OF CALIFORNIA, N.A.  
respectively, of \_\_\_\_\_  
the corporation that executed the foregoing instrument, and acknowledged  
the said instrument to be the free and voluntary act and deed of said corpora-  
tion, for the uses and purposes therein mentioned, and on oath stated that  
they are authorized to execute the said instrument and that the seal  
affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first  
above written.  
[Signature]  
Notary Public in and for the State of Washington,  
residing at Sumner

91029-0634 10:15:00 AM KING COUNTY RECORDS  
91029-0634 R. 6/83  
LPB-12

E1214810 10/29/1991

**King County**[Home](#)[News](#)[Services](#)[Comments](#)[Search](#)

**By law this information may not be used for commercial purposes.**

**Assessor Real Property Records:**

Taxpayer	HALVORSEN BOYER JR+KIRSTEN+	Parcel Number	6871200100
		Account Number	687120010008
Tax Year	2002	Levy Code	0010
Tax Status	TAXABLE	Taxable Value Reason	NONE OR UNKNOWN
Appraised Land Value	\$230500	Taxable Land Value	\$230500
Appraised Improvement Value	\$100000	Taxable Improvement Value	\$100000

address:  
7318 4th Ave S  
1 ? same for  
P 87

**Assessor Parcel Records:**

District Name	SEATTLE		
Property Name	BOYER TOWING	Property Type	COMMERCIAL
Plat Name	PORTLAND & PUGET SOUND RAILWAY	Present Use	Terminal (Marine/Comm Fish)
Plat Block	3	Water System	WATER DISTRICT
Plat Lot	POR	Sewer System	PUBLIC
Lot SqFt	25614	Access	PUBLIC
Section/Township/Range	SW 29 24 4	Street Surface	PAVED

**Assessor Legal Description Records:**

Account Number	687120010008	Record Number	01
Legal Description	POR 3 PORTLAND & PUGET SOUND RAILWAY 19 THRU 30 LESS ST TGW PORVAC ST ADJ LESS CWW #1		

**Assessor Residential Building Records:**

No Residential Building records were found for this Parcel Number

**Assessor Apartment Complex Records:**

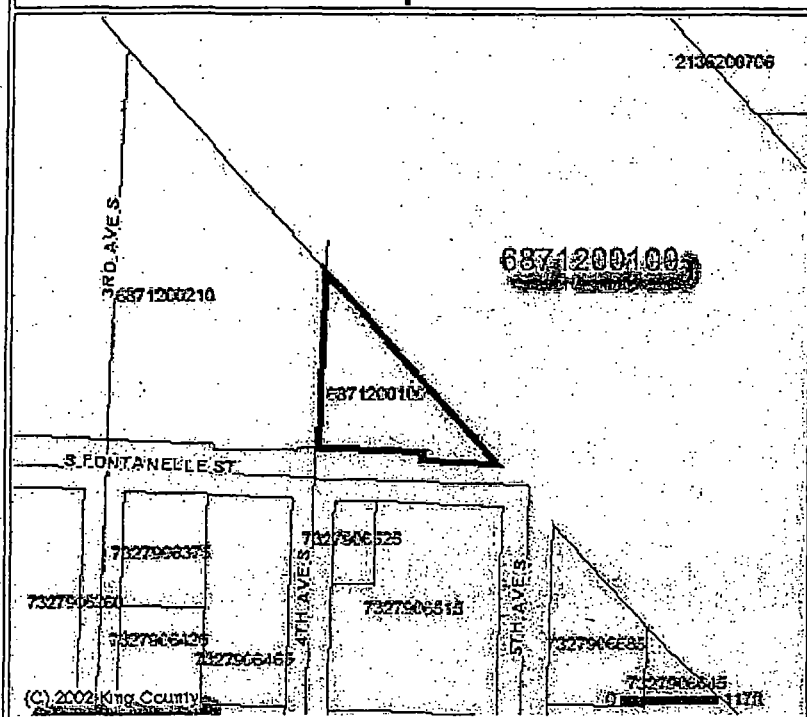
No Apartment Complex records were found for this Parcel Number



King County

[Home](#)[News](#)[Services](#)[Comments](#)[Search](#)

## Parcel Map and Data



Parcel Number	6871200210
Address	7318 4TH AV S
Zipcode	
Taxpayer	BOYER TOWING

The information included on this map has been compiled by King County staff from a variety of sources and is subject to change without notice. King County makes no representations or warranties, express or implied, as to accuracy, completeness, timeliness, or rights to the use of such information. King County shall not be liable for any general, special, indirect, incidental, or consequential damages including, but not limited to, lost revenues or lost profits resulting from the use or misuse of the information contained on this map. Any sale of this map or information on this map is prohibited except by written permission of King County."

[King County](#) | [GIS Center](#) | [News](#) | [Services](#) | [Comments](#) | [Search](#)

By visiting this and other King County web pages,  
you expressly agree to be bound by terms and conditions of the site.  
[The details.](#)

BOYER HALVORSEN  
MAIA HALVORSEN  
KIRSTEN HALVORSEN STAHL

SECTION 104(E) INFORMATION REQUEST

**DOCUMENTS IN RESPONSE TO  
REQUEST 2(b)**

CONDITION OF PROPERTY  
FILL MATERIAL  
BUILDINGS

*Parcel B*

FOLIO 3430  
PERMIT NO. 523693  
DATE 7-14-67

ADDITION PORTLAND X PUGET SOUND RAILWAY  
Section SW 29 Twp 24 Range 4 E.W.M. Block 3 Lot or 19-264 29430  
Tax Lot \_\_\_\_\_ Tract \_\_\_\_\_  
Address 7318-450.

Legal on back

Fee Owner \_\_\_\_\_ Architect \_\_\_\_\_ Contractor \_\_\_\_\_  
Zoning IG Condition of Exterior \_\_\_\_\_ Interior \_\_\_\_\_ Foundation \_\_\_\_\_ Floor Plan: Good \_\_\_\_\_ Accept. \_\_\_\_\_ Poor \_\_\_\_\_

<b>USE LOAD RAMP</b>	<b>ROOF CONSTRUCTION</b>	<b>FLOOR FINISHES</b>	<b>PLUMBING</b>
No. Stories _____ No. Stores _____ No. Rooms _____ Basement _____ Unit _____ No. Offices _____ Sq. Ft. _____ No. Apartments _____ 1 rm. <input type="checkbox"/> 2 rm. <input type="checkbox"/> 3 rm. <input type="checkbox"/> 4 rm. <input type="checkbox"/> 5 rm. <input type="checkbox"/> 6 rm. <input type="checkbox"/>	Frame-Joist _____ Mill-Deck _____ Rein. Conc. _____ GLB _____ Steel Fr. _____ Metal Deck _____ Trusses _____ Span _____ Wood _____ Steel _____	<input checked="" type="checkbox"/> Fir <input type="checkbox"/> Maple <input type="checkbox"/> Bath Floor <input type="checkbox"/> Oak <input type="checkbox"/> 2x6TG <input type="checkbox"/> Bath Walls <input type="checkbox"/> Lino <input type="checkbox"/> 3x6TG <input type="checkbox"/> Tub Recess <input type="checkbox"/> Cement <input type="checkbox"/> Lgtwgt. <input type="checkbox"/> Drain Bds. <input type="checkbox"/> Terrazzo <input type="checkbox"/> Conc. <input type="checkbox"/> Vanities <input type="checkbox"/> Asphalt Tile <input type="checkbox"/> Vinyl Tile	No. Fixtures _____ Toilets _____ Urinals _____ Tubs Leg. or Pam. _____ Basins _____ Dr. Fms. _____ Sinks _____ Washers _____ Dryers _____ Showers (tub) (stall) _____ H.W. Tanks _____ Ldy. Trays _____ D. Washers _____ Disposals _____ Sprinkler Sys. _____

Date Built 1967 Date Add. Built \_\_\_\_\_ ☒ Finished ☐ Unfinished ☐ Remodeled  
Effective Age \_\_\_\_\_ Years Future Life \_\_\_\_\_ Years  
Dep. for Cond. \_\_\_\_\_ Dep. for Ob. \_\_\_\_\_ Dep. for Es. \_\_\_\_\_ Total \_\_\_\_\_

<b>TYPE OF CONSTRUCTION</b>	<b>HEATING</b>
<input type="checkbox"/> Frame <input type="checkbox"/> Metal-Prefab <input type="checkbox"/> Ordinary Masonry <input type="checkbox"/> Mill Construction <input type="checkbox"/> Class A Rein. Conc. <input type="checkbox"/> Stru. Steel and Conc. <input type="checkbox"/> Struct. Steel, Frame or _____	<input type="checkbox"/> Elec. <input type="checkbox"/> Oil <input type="checkbox"/> Gas <input type="checkbox"/> H.W. <input type="checkbox"/> St. <input type="checkbox"/> H.A. <input type="checkbox"/> B.Bd. <input type="checkbox"/> Suspended <input type="checkbox"/> FHA <input type="checkbox"/> Pipeless <input type="checkbox"/> A. Cond. <input type="checkbox"/> Wall Unit <input type="checkbox"/> Comb. Unit <input type="checkbox"/> Custom <input type="checkbox"/> Refrig. <input type="checkbox"/> Convectator <input type="checkbox"/> Heat Pump <input type="checkbox"/> Fireplace

**QUALITY-TYPE**  
Good \_\_\_\_\_ Med. \_\_\_\_\_ Cheap \_\_\_\_\_  
**FOUNDATION**  
☐ Mud Sill ☐ Post Pier  
☐ Conc. ☐ Brick  
☐ Load Hgt. ☐ Piling

**BASEMENT**  
☐ Full ☐ % Part.  
☐ Sub-Basement  
Size \_\_\_\_\_  
Garage ☐ No. Cars \_\_\_\_\_  
Floors \_\_\_\_\_  
☐ Plastered ☐ Pl. Bd.  
No. Apartments \_\_\_\_\_  
Service Rooms \_\_\_\_\_

**EXTERIOR WALL CONST.**  
☐ Single ☐ Double  
☐ Stud Walls  
☐ Brick ☐ Pil.  
☐ Conc. ☐ Pil.  
☐ Rein. Conc. Skeleton  
☐ Str. Sil.-Frame  
☐ Pre-Fab Metal  
☐ Tilt-Up  
☐ Filler Wall  
☐ Curtain Wall

**EXTERIOR FACING**  
☐ Siding  
☐ Stucco ☐ Shakes  
☐ Marblecrete  
☐ Brick ☐ Veneer  
☐ Conc. ☐ Conc. Blk.

**INSULATION**  
☐ Ext. ☐ Partitions  
☐ Roof ☐ Floor

**FLOOR CONSTRUCTION**  
Joist \_\_\_\_\_ x \_\_\_\_\_ O.C. \_\_\_\_\_  
☐ Mill ☐ Car Deck  
☐ R. Conc. ☐ Elev.  
☐ Steel ☐ GLB.

**ROOF COVERING**  
☐ Bit. Up ☐ Tar. & Gr.  
☐ Comp. ☐ Metal

**INTERIOR TRIM**  
☐ Fir ☐ Birch  
☐ Mah. ☐ Oak  
☐ Metal  
☐ Wood ☐ Metal Doors  
☐ Wood ☐ Metal Sash  
☐ Stained ☐ Varnish  
☐ Painted ☐ Unfin.



YEAR \_\_\_\_\_ ASSESSED VALUE \_\_\_\_\_  
NO H.V.  
REF. PROP  
REF ONLY


REF ONLY

AERIAL PHOTO  
QUARTER MAP  
PLAT MAP





DISTRICT  
218



2. ADDITION  
PORTLAND & PUGET SOUND RY. ADD. to So. Seattle

SECTION TWO  
TWP. 36N. RANGE 1E. T12N. BLOCK 3

TRACT OR LOT 28

DESCRIPTION  
1033 C.W.W. DIST. # 1

3. ADDRESS OF PROPERTY

4. FEE OWNER  
MILICIE H. BURNS

CONTRACT PURCHASER  
6-4-29

LAND INFORMATION

1. SIZE OF TRACT OR LOT X TOPOGRAPHY 1000 GRADE NO GRADE FT. 2. STREET ROAD NO SURFACE NO  
ALLEY NO 3. SIDEWALK NO SEWAGE NO WATER CITY PUMP DRAINAGE

4. LANDSCAPING Sand CONDITION 5. TREND STATIC VALUE OF LOT \$ FRONT STREET

FACTOR \$ SIDE STREET FACTOR \$ DEPTH FACTOR \$ CREDIT

6. USE Residential 7. DISTRICT DOOR - Old

LAND USE	SOIL TYPE	CROPS-TIMBER STAND	NO ACRES	VALUE ACRE	VALUE
				\$	\$
				\$	\$
				\$	\$
				\$	\$

O. LAND SIZE X TOTAL \$

C. OWNER OR CONTRACT PURCHASER DATE FILE NO. PRICE MTGE. STAMP

DISTRICT ROAD SCHOOL WATER FIRE

ASSESSED VALUE LAND

LOT \$

UNIMPROVED ACRES \$

IMPROVED ACRES \$

OTHER LANDS \$

TIMBER \$

TOTAL ASSESSED VALUE 50% \$

DATE

REMARKS

ASSESSED VALUE				DECREASE OR INCREASE IN ASSESSED VALUATION			LAND	
YEAR	AC	LAND	DATE	BY	REASON	DECREASE	INCREASE	
1938		30						
19								
19								
19								
19								
19								
19								
19								
19								
19								
19								
19								
19								

VACANT - KING COUNTY ASSESSOR - SEATTLE, WASHINGTON

PRAYN PRINTING CO. SEATTLE

CK 1947

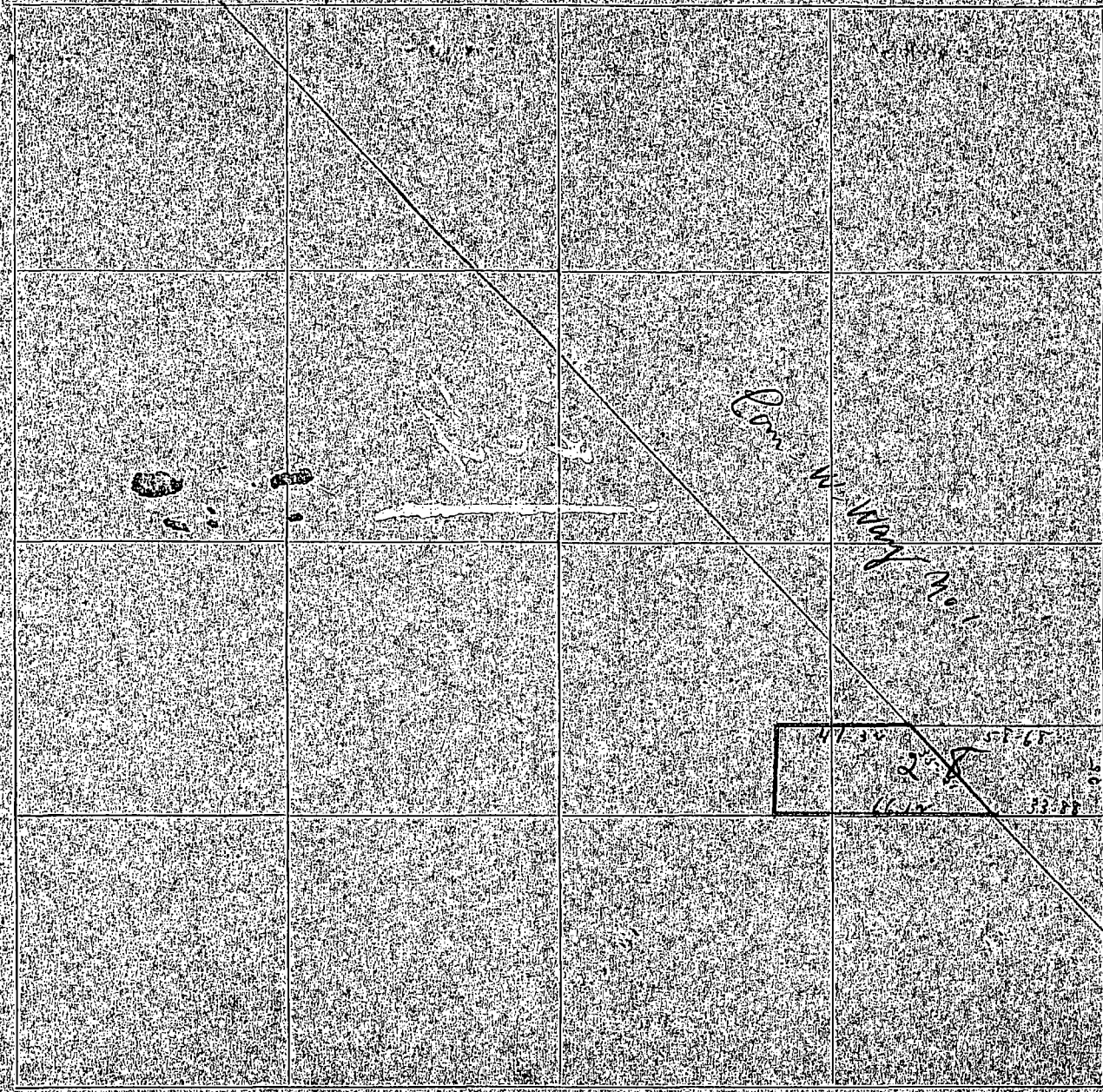


LAND CLASSIFICATION AND SEGREGATION  
 THIS SQUARE INDICATES \_\_\_\_\_ ACRES  
 INDICATE BY AREAS, USE OF LAND BY MARKS AND TYPE BY LETTERS

50-21

SECTION SW 29  
 TWP 24 N  
 RANGE 4 E

TAX LOT NO. \_\_\_\_\_  
 PARCEL NO. \_\_\_\_\_



AERIAL PHOTO \_\_\_\_\_  
 QUARTER MAP \_\_\_\_\_  
 PLAT MAP \_\_\_\_\_

5337

LAND USE ACRES  
 111 CULTIVATED \_\_\_\_\_  
 # PASTURE \_\_\_\_\_  
 00 TIMBER \_\_\_\_\_  
 XX STUMP \_\_\_\_\_  
 GRAVEL OR \_\_\_\_\_  
 USELESS \_\_\_\_\_  
 V SWAMP \_\_\_\_\_

LAND TYPE ACRES  
 A SHOT CLAY \_\_\_\_\_  
 B BOG \_\_\_\_\_  
 C PEAT \_\_\_\_\_  
 D SILT \_\_\_\_\_  
 E LOAM \_\_\_\_\_  
 F GRAVEL \_\_\_\_\_  
 G BOTTOM \_\_\_\_\_  
 H UPLANDS \_\_\_\_\_  
 K HILLY \_\_\_\_\_

5 in 20

IF USED AS 1/4 SECT. SCALE ONE INCH 400 FEET OR 160 ACRES OR 2640 FEET  
 IF USED AS 1/16 SECT. SCALE ONE INCH 1200 FEET OR 40 ACRES OR 1320 FEET  
 IF USED AS 1/64 SECT. SCALE ONE INCH 100 FEET OR 10 ACRES OR 660 FEET

W. H. H. H.

[illegible]

mi 0100

see 29  
Twp 24  
R 4

Lots 19 to 24 Incl &  
E 10' of 25 + 26 + all  
of 29 + 30 less  
C.W.W. Dist #1

#5337



[illegible]









1. DISTRICT 28 2. ADDITION PORTLAND & PUGET SOUND RY. ADD. to So. Seattle. 20  
SECTION TWP N. RANGE EWM BLOCK 3 TRACT OR LOT NO. 20  
DESCRIPTION 1988 C.W.W. district #1  
CODE NO. 2

3. ADDRESS OF PROPERTY Price H Burns CONTRACT PURCHASER 8-13-29  
4. FEE OWNER Price H Burns

LAND INFORMATION  
1. SIZE OF TRACT OR LOT X TOPOGRAPHY level GRADE no grade FT. 2. STREET-ROAD no SURFACE no  
ALLEY no 3. SIDEWALK no SEWAGE no WATER city PUMP no DRAINAGE no  
4. LANDSCAPING none CONDITION static 5. TREND static VALUE OF LOT \$ no FRONT STREET  
FACTOR \$ no SIDE STREET FACTOR \$ no DEPTH FACTOR \$ no CREDIT no  
6. USE ? 7. DISTRICT DOOR - old

LAND USE	SOIL TYPE	CROPS-TIMBER STAND	NO. ACRES	VALUE ACRE	VALUE
				\$	\$
				\$	\$
				\$	\$
				\$	\$

O LAND SIZE X TOTAL \$

C	OWNER OR CONTRACT PURCHASER	DATE	FILE NO.	PRICE	MTGE.	STAMP

DISTRICT:	ROAD	SCHOOL	WATER	FIRE

ASSESSED VALUE			DECREASE OR INCREASE IN ASSESSED VALUATION			LAND	
YEAR	AC.	LAND	DATE	BY	REASON	DECREASE	INCREASE
1938		10					CY 1947
19							
19							
19							
19							
19							
19							
19							
19							
19							

ASSESSED VALUE LAND

LOT \$  
UNIMPROVED ACRES \$  
IMPROVED ACRES \$  
OTHER LANDS \$  
TIMBER \$  
TOTAL ASSESSED VALUE 50% \$  
DATE

REMARKS

50' = 1"

# LAND CLASSIFICATION AND SEGREGATION

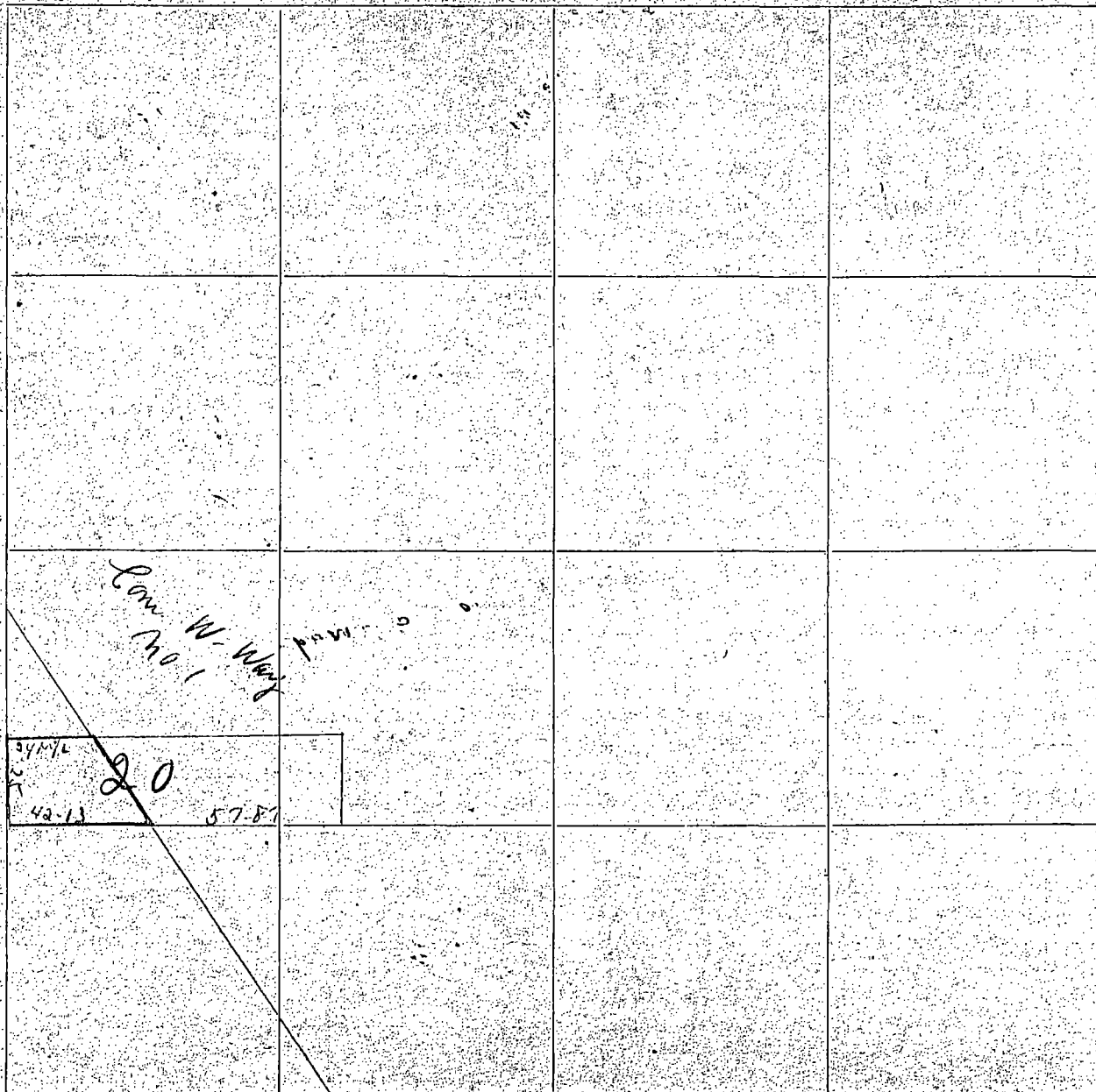
THIS SQUARE INDICATES \_\_\_\_\_ ACRES

INDICATE BY AREAS, USE OF LAND BY MARKS AND TYPE BY LETTERS

SECTION SW 29  
TWP 24 N  
RANGE 4 E

TAX LOT NO. \_\_\_\_\_  
PARCEL NO. \_\_\_\_\_

4th Ave So



AERIAL PHOTO \_\_\_\_\_  
QUARTER MAP \_\_\_\_\_  
PLAT MAP \_\_\_\_\_

5337  
3480

LAND USE ACRES  
111 CULTIVATED \_\_\_\_\_  
# PASTURE \_\_\_\_\_  
OO TIMBER \_\_\_\_\_  
XX STUMP \_\_\_\_\_  
... GRAVEL OR \_\_\_\_\_  
USELESS \_\_\_\_\_  
V SWAMP \_\_\_\_\_

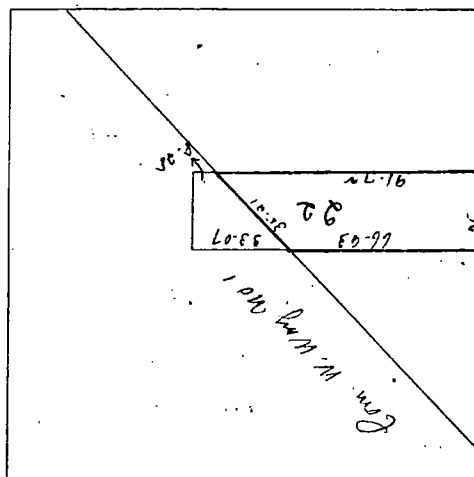
LAND TYPE ACRES  
A SHOT CLAY \_\_\_\_\_  
B BOG \_\_\_\_\_  
C PEAT \_\_\_\_\_  
D SILT \_\_\_\_\_  
E LOAM \_\_\_\_\_  
F GRAVEL \_\_\_\_\_  
G BOTTOM \_\_\_\_\_  
H UPLANDS \_\_\_\_\_  
K HILLY \_\_\_\_\_

Pontanelle So

IF USED AS 1/4 SECT. SCALE ONE INCH 400 FEET OR 160 ACRES OR 2640 FEET  
IF USED AS 1/4 OF 1/4 " SCALE ONE INCH 200 FEET OR 40 ACRES OR 1320 FEET  
IF USED AS 1/4 1/4 1/4 " SCALE ONE INCH 100 FEET OR 10 ACRES OR 660 FEET

DISTRICT: ROAD	SCHOOL	WATER	FIRE	METRO	DECREA	687120-0130	900	0010
Seattle I								

RECORD OF ASSESSED VALUE					LAND		BUILDING				
YEAR	AC.	LAND	BLDG'S.	TOTAL	DATE	BY	REASON	DECREASE	INCREASE	DECREASE	INCREASE
1938		30	120	150							
1944		30	520 G)	550	7-28-43	C/B	Supl # (unfin res)			CY 1947	400
1945		50	120	170	1-18-44	D/B					
1946		50	200	250	8-47	R					
1958		80	200	280	10-24-49	M/S	W/ 90' of Lote 2592L				
1954		110	200	310	7-22-52	N/S					
1959		210	200	410	6/21/57	J.C.	RV				
1960		210	300	510	5/1/59	J.P.	RV - plbg.				
1961		210	-	210	3/10/60	J.M.	Trpk to rd & permit # 451017				
1962		680	-	680	4-6-61	K	RV				
1966		900	-	900	10-16-64	B/O	RV				
					kill magto 0100-NPLD-4/10/69- T-3146						
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											
19											



4th Mrs. Do.

Franklin St.

10-55 TC  
LO-55 FD-99  
JAN 11 1966  
FBI - NEW YORK

PARCEL NO. \_\_\_\_\_  
TAX LOT NO. \_\_\_\_\_

SECTION 5W 29  
TWP. 24 N  
RANGE 4 E

LAND CLASSIFICATION AND SEGREGATION. SCALE ONE INCH TO 2 1/2 ACRES OR 350 FEET. THIS SQUARE INDICATES 2 1/2 ACRES

5337  
PLAT MAP  
QUARTER MAP  
AERIAL PHOTO







50'-1"

# LAND CLASSIFICATION AND SEGREGATION

THIS SQUARE INDICATES \_\_\_\_\_ ACRES

INDICATE BY AREAS, USE OF LAND BY MARKS AND TYPE BY LETTERS

SECTION SW 29  
TWP. 24 N  
RANGE 4 E

TAX LOT NO. \_\_\_\_\_  
PARCEL NO. \_\_\_\_\_

4th hr. Co.



AERIAL PHOTO \_\_\_\_\_  
QUARTER MAP \_\_\_\_\_  
PLAT MAP \_\_\_\_\_

5337

LAND USE ACRES  
111 CULTIVATED \_\_\_\_\_  
# PASTURE \_\_\_\_\_  
OO TIMBER \_\_\_\_\_  
XX STUMP \_\_\_\_\_  
... GRAVEL OR \_\_\_\_\_  
USELESS \_\_\_\_\_  
V SWAMP \_\_\_\_\_

LAND TYPE ACRES  
A SHOT CLAY \_\_\_\_\_  
B BOG \_\_\_\_\_  
C PEAT \_\_\_\_\_  
D SILT \_\_\_\_\_  
E \_\_\_\_\_ LOAM \_\_\_\_\_  
F GRAVEL \_\_\_\_\_  
G BOTTOM \_\_\_\_\_  
H UPLANDS \_\_\_\_\_  
K HILLY \_\_\_\_\_

Frontmelle St

IF USED AS 1/4 SECT. SCALE ONE INCH 400 FEET OR 160 ACRES OR 2640 FEET  
IF USED AS 1/4 OF 1/4 " SCALE ONE INCH 200 FEET OR 40 ACRES OR 1320 FEET  
IF USED AS 1/4-1/4-1/4 " SCALE ONE INCH 100 FEET OR 10 ACRES OR 660 FEET

Folio

3430

409077

2 Addition

PORTLAND &amp; PORTLAND SOUND TRAIL

Section

27

Twp.

24

Range

4

EWM. Block

3

Tract or Lot No.

27

Description

LOTS 27 &amp; 28

Less C.W.W. dist. #1

0140

LIMITS

ROAD

SCHOOL

WATER

FIRE

SEWER

HOSPITAL

AIRPORT

FERRY

Seattle 1

METRO

YR

AC

LAND

BLDGs.

TOTAL

BY

DATE

REASON

687120-0140

660

50 0010

FEE OWNER

DATE

1938

40

1953

40

250

290

RH

2-5-52

Imp. moved here from

24

Portland

Prest. Sound Co.

New car mat.

1954

70

250

320

KS

7/24/52

1959

160

600

760

JB

4/21/57

RD.

also Burns.

1961

160

250

410

L.G. (mis)

4/27/61

350 Imp. AV. trans. to mi 0100 old # 5019

1962

260

250

510

JK

4/1/61

RD.

1965

260

50

310

L.D.

8-28-63

RD. zoning change

1966

660

50

710

SLS

10-16-64

RD.

1971

L

1320

B

100

T

1420\*687120-0140-0

8/9

J.P. Peter Warlen et al

6-28-65

1973

2850

150

3000

JD

5-8-72

RU

E630813/16000.

19

19

19

19

19

19

19

19

19



Folio 3430  
409077  
Permit No. 9417-51  
Date 9/17/51

2. Addition PORTLAND & FOREST SOUND TO SO SEATTLE  
Section 29 Twp. 24 Range 4 EWM Block 3 Tract or Lot No 27  
Description

3 Address of Property 412- FONTENELLE ST  
4 Fee Owner  
5 Architect  
6 Original Building Cost \$ Owner-Tenant Occupied Rental per Month \$ Estimated Rental per Month \$  
7 Condition of Exterior fair Interior fair Foundation fair Floor Plan Good Accept Poor

BUILDING  
One Family Dwelling  
Two Family Dwelling  
No. of Stories 3  
No. of Rooms 3  
Basement  
First Floor  
Second Floor  
Third Floor  
Attic

TILE LINO  
Floor-Wall Bath  
Floor-Wall Lavatory  
Floor-Wall  
Floor-Wall Shower  
Floor-Wall Kitchen  
Kitchen Drain Board  
None  
Unfinished

ATTIC  
Stairway  
Opened Closed  
Finished  
Unfinished  
Useful  
DORMERS  
No. Width

PORCHES  
One Story  
Two Story  
Unroofed  
Brick and or Concrete  
Cement Floor  
Recessed  
Glassed  
Enclosed

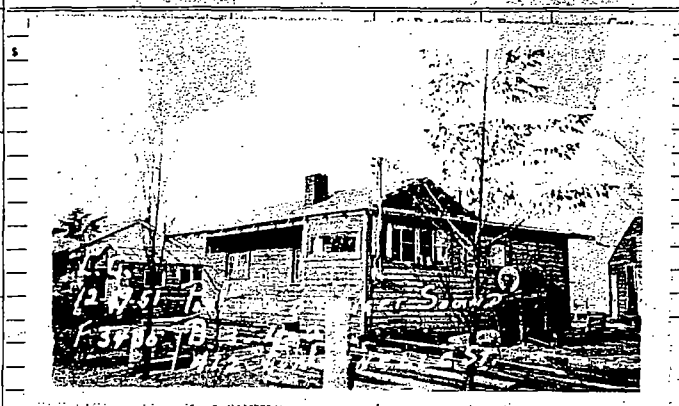
EXTERIOR WALLS  
Boards and Batten  
Shiplap  
Rustic  
Cedar Siding  
Shingles  
Shakes  
Stucco on Lath  
Brick Veneer  
Kind

INTERIOR WALLS  
Plaster  
Plaster Board  
Celotex  
Plywood  
Ceiled  
Open Studs  
Painted  
Kalsomine  
Papered  
Unfinished Walls

Date first occupied Month 1910  
Date Built 19 Unfinished Moved 1951  
Date Finished 19 Rebuilt 19 Remodeled 19  
Effective Age Years Future Life Years  
Dep. for Cond. Dep. for O.B. Dep. for ES Total

BUILT-INS  
Kitchen  
Closets

FLOORS  
Hardwood  
Fir  
Concrete  
Asphalt Tile  
Shiplap



CONSTRUCTION  
Single  
Double  
Solid  
Very Cheap  
Cheap  
Medium  
Good  
Special  
Corner Joints

CEILING HEIGHT  
Basement ft. in.  
1st Floor 7 ft. 6 in.  
2nd Floor ft. in.  
3rd Floor ft. in.  
Attic Low High

FIREPLACE No.  
Stones  
Bam. 1st 2nd  
Brick  
Tile Face  
Cobblestone  
Unfinished

BASEMENT  
Full  
Part  
To first Floor Jelit  
Frame and Concrete  
Cement Blocks  
Recreation Room  
Living Rooms  
Service Rooms  
Garage  
Drain  
Unfinished

HEATING  
Stove  
Pipeless Furnace  
Floor Furnace  
Hot Air Furnace  
Fan  
Gas  
Stoker  
Pot Oil Burner  
Pressure Oil Burner  
Oil Burning Unit  
Air Cond. Comp.  
Radiant  
Hot Water  
Electric

GROUND FLOOR AREA  
588  
Sq. Ft.  
SCALE 1" = 10'  
14 4 5  
1WS P.C. Hook  
28 K 28  
C.L.E. L

INTERIOR TRIM  
Hardwood  
Mahogany  
Fir  
Unfinished

FOUNDATION  
Concrete Thick  
Cement Blocks  
Stone or Brick  
Wood Post Concrete Block  
ROOF  
Shingle  
Shake  
Composition  
Tile or Slate  
Tar and Gravel  
Tar Paper

EXTRA FEATURES  
Cathedral Ceiling  
Insulated  
FLOOR CONSTRUCTION  
1st Floor Joists  
Bridged  
Post Size  
Beam Size

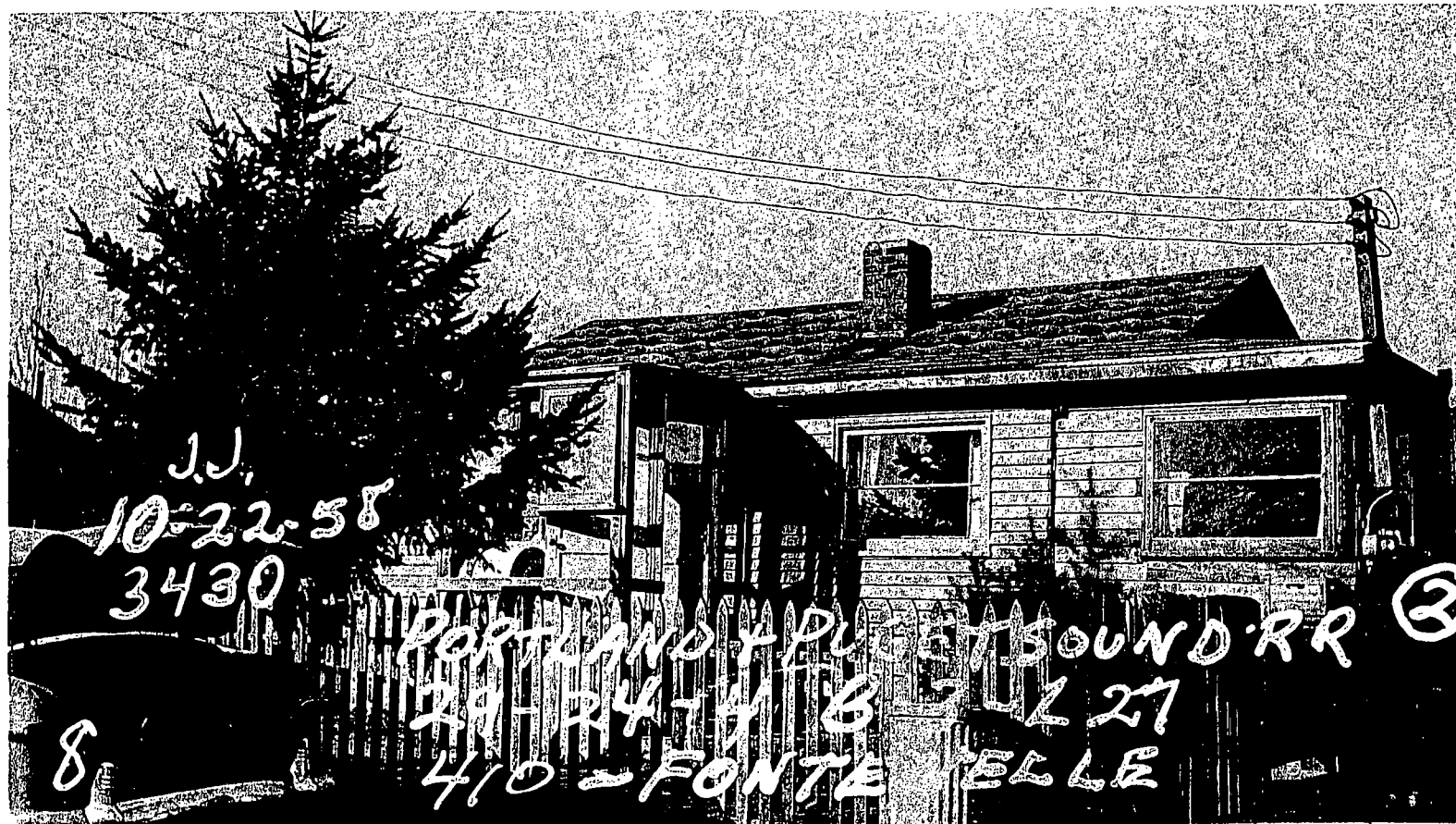
PLUMBING  
4 No. of Fixtures  
1 Tub-Leg or Ped.  
1 Toilets  
1 Basin-Pedestal  
1 Sink  
1 Shower Stall  
1 Hot Water Tank  
1 Laundry Trays  
None  
Unfinished  
Expensive  
Average  
Cheap  
D. S. Sewer Conn.

Other Buildings	Construction	Floor	Roof	Sty.	Dimensions	S. F. Area	Factor	Value	% Dep.	Deprac.	Net Value
Garage											



L&N CO. 188-189





J.J.  
10-22-58  
3430

PORTLAND & PUGET SOUND RR  
29-14-4-8-27  
410-FONTE VELLE

②

8

DISTRICT  
28  
S  
SOIP  
CODE NO.  
2

2. ADDITION PORTLAND & PUGET SOUND RY. ADD. to So. Seattle. 27  
SECTION TWP N. RANGE EWM BLOCK 3 TRACT OR LOT NO. 27  
DESCRIPTION less C.W.W. dist. # 1

3. ADDRESS OF PROPERTY 1111 E 4th BURNS. CONTRACT PURCHASER 6-4-29  
4. FEE OWNER 1111 E 4th BURNS.

LAND INFORMATION

1. SIZE OF TRACT OR LOT X TOPOGRAPHY level GRADE no grade FT. 2. STREET-ROAD no SURFACE no  
ALLEY no 3. SIDEWALK no SEWAGE no WATER city PUMP city DRAINAGE city  
4. LANDSCAPING Sand CONDITION static 5. TREND static VALUE OF LOT \$ FRONT STREET  
FACTOR \$ SIDE STREET FACTOR \$ DEPTH FACTOR \$ CREDIT  
6. USE residential 7. DISTRICT poor - old

LAND USE	SOIL TYPE	CROPS-TIMBER STAND	NO. ACRES	VALUE ACRE	VALUE
				\$	\$
					\$
					\$
					\$

O LAND SIZE X TOTAL \$

C	OWNER OR CONTRACT PURCHASER	DATE	FILE NO.	PRICE	MTGE.	STAMP

DISTRICT:	ROAD	SCHOOL	WATER	FIRE

ASSESSED VALUE LAND

LOT \$  
UNIMPROVED ACRES \$  
IMPROVED ACRES \$  
OTHER LANDS \$  
TIMBER \$  
TOTAL ASSESSED VALUE 50% \$  
DATE

REMARKS

ASSESSED VALUE			DECREASE OR INCREASE IN ASSESSED VALUATION			LAND	
YEAR	AC.	LAND	DATE	BY	REASON	DECREASE	INCREASE
1938		40					
19							
19							
19							
19							
19							
19							
19							
19							
19							
19							

CK 1947

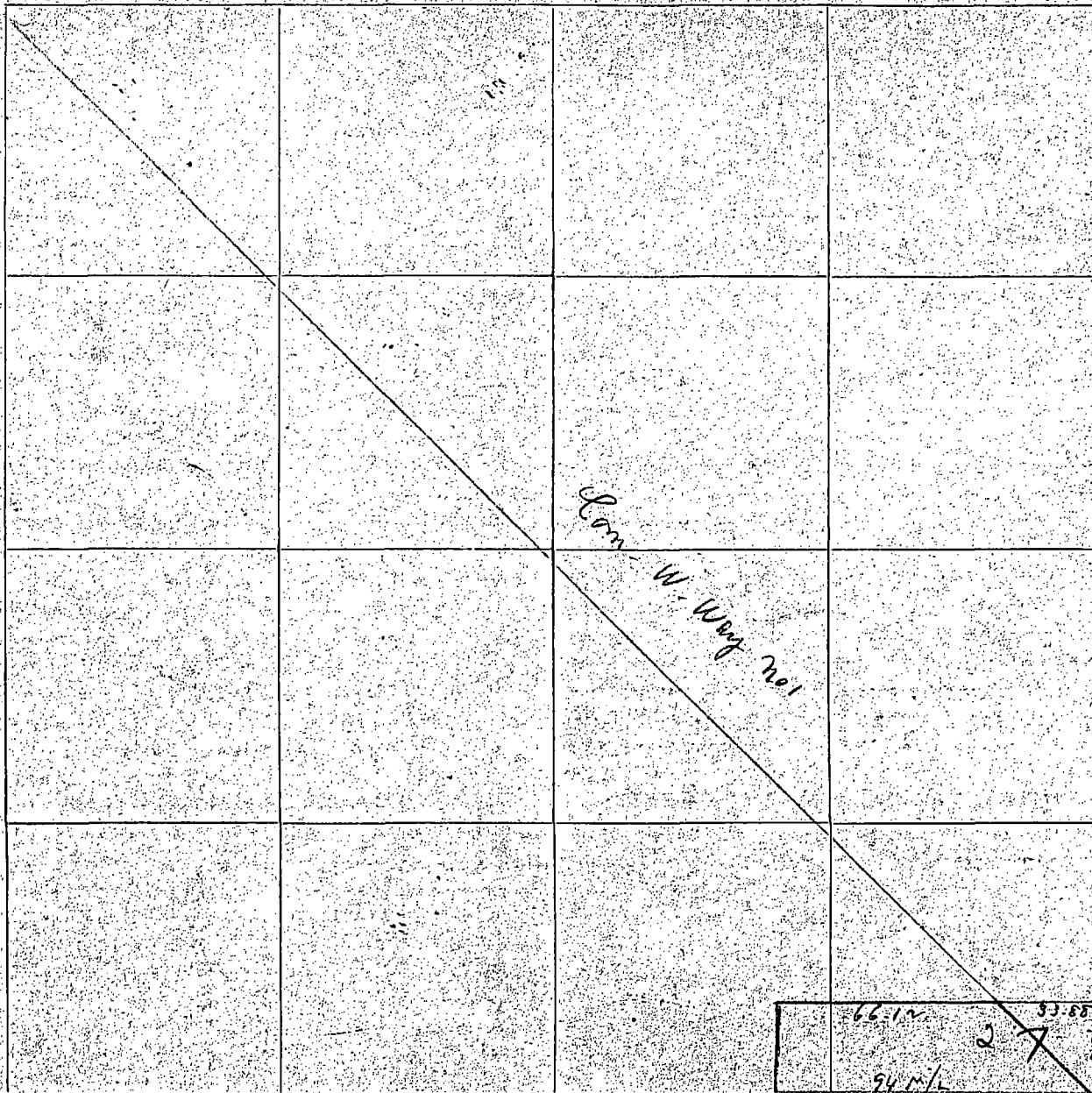
# LAND CLASSIFICATION AND SEGREGATION

THIS SQUARE INDICATES \_\_\_\_\_ ACRES

INDICATE BY AREAS, USE OF LAND BY MARKS AND TYPE BY LETTERS

SECTION SW 29  
TWP 24 N  
RANGE 4 E

TAX LOT NO. \_\_\_\_\_  
PARCEL NO. \_\_\_\_\_



AERIAL PHOTO \_\_\_\_\_  
QUARTER MAP \_\_\_\_\_  
PLAT MAP \_\_\_\_\_

5337

LAND USE ACRES  
111 CULTIVATED \_\_\_\_\_  
# PASTURE \_\_\_\_\_  
OO TIMBER \_\_\_\_\_  
XX STUMP \_\_\_\_\_  
... GRAVEL OR \_\_\_\_\_  
USELESS \_\_\_\_\_  
V SWAMP \_\_\_\_\_

LAND TYPE ACRES  
A SHOT CLAY \_\_\_\_\_  
B BOG \_\_\_\_\_  
C PEAT \_\_\_\_\_  
D SILT \_\_\_\_\_  
E LOAM \_\_\_\_\_  
F GRAVEL \_\_\_\_\_  
G BOTTOM \_\_\_\_\_  
H UPLANDS \_\_\_\_\_  
K HILLY \_\_\_\_\_

IF USED AS 1/4 SECT. SCALE ONE INCH 400 FEET OR 160 ACRES OR 2640 FEET  
IF USED AS 1/4 OF 1/4 " SCALE ONE INCH 200 FEET OR 40 ACRES OR 1320 FEET  
IF USED AS 1/4-1/4 " SCALE ONE INCH 100 FEET OR 10 ACRES OR 660 FEET

Montville St.

5th Ave So.

D

BOYER HALVORSEN  
MAIA HALVORSEN  
KIRSTEN HALVORSEN STAHL

SECTION 104(E) INFORMATION REQUEST

**DOCUMENTS IN RESPONSE TO  
REQUEST 2(a)**

OWNERSHIP DOCUMENTS

*Parcel D*

**= METROSCAN PROPERTY PROFILE =**  
**King (WA)**

**OWNERSHIP INFORMATION**

*Parcel Number* : 687120 0350 05                      *Q* : SW      *S* : 29      *T* : 24N      *R* : 04E  
*Building Id #* :  
*Parcel Type* : Platted  
*Owner/Taxpayer* : Halvorsen Kirsten  
*CoOwner* :  
*Site Address* : 7200 2nd Ave S Seattle 98108  
*Mail Address* : 7220 2nd Ave S Seattle Wa 98108  
*Telephone* : Owner :

**SALES AND LOAN INFORMATION**

<i>Recording Date</i>	: 08/17/1987	<i>Loan Amount</i>	:
<i>Auditors Fee #</i>	: 812	<i>Lender</i>	:
<i>Sale Price</i>	:	<i>Loan Type</i>	:
<i>Deed Type</i>	: Quit Claim	<i>Interest Rate</i>	:
<i>% Owned</i>	:	<i>Vesting Type</i>	:

**ASSESSMENT AND TAX INFORMATION**

<i>Taxable Land</i>	: \$202,700	<i>Improved</i>	: 5
<i>Taxable Structure</i>	: \$10,000	<i>2006 Taxes</i>	: \$2,588.36
<i>Taxable Total</i>	: \$212,700	<i>Exempt Code</i>	:
<i>Appraised Land</i>	: \$202,700	<i>Excise Tax #</i>	: 959202
<i>Appraised Structure</i>	: \$10,000	<i>Levy Code</i>	: 0010
<i>Appraised Total</i>	: \$212,700		

**PROPERTY DESCRIPTION**

<i>Census</i>	: Tract: 112.00	<i>Block</i>	: 2
<i>Map Grid</i>	: 625 A1		
<i>Neighborhood Cd</i>	: 036040		
<i>Zoning Code</i>	: IG1 U/65		
<i>Land Use</i>	: 146 Rec, Marina		
<i>Legal</i>	: BLK 5 LOT POR PORTLAND & PUGET		
	: SOUND RAILWAY LOTS 12 THRU 14 TGW		
	: N 10.00 FT OF LOT 56 & ALL LOTS 57		
<i>Sub/Plat</i>	: Portland & Puget Sound Railway		
<i>Recording Num</i>	:		
<i>Short Plat</i>	:		
<i>Volume</i>	: 5	<i>Page</i>	: 74
<i>Jurisdiction</i>	: SEATTLE		

*Profile-Page 1 of 2*

**= METROSCAN PROPERTY PROFILE =**  
**King (WA)**

Parcel # : 687120 0350

Bldg Id # :

**PROPERTY CHARACTERISTICS**

Bedrooms :	1st Floor SF :	Year Built :
Bath Full :	2nd Floor SF :	Eff Year :
Bath 3/4 :	3+ Floor SqFt :	GarageType :
Bath 1/2 :	Half Floor SF :	Bsmnt Type :
Fireplace :	AboveGroundSF :	BsmntGrade :
Deck :	Finished SqFt :	Bldg Matl :
Porch :	Fin Bsmnt SF :	Bldg Cond :
Stories :	UnfinBsmnt SF :	Bldg Grade :
Units :	BsmntTotal SF :	%Brick/Stone:
Elevator :	Bsmnt Park SF :	HeatSource :
Mobile Home: No	Building SqFt :	Heat Type :
Nuisance :	Deck SqFt :	Sewer Type : Public
Easements :	AttachedGrgSF :	Wtr Source : Water District
Design Type :		

LAND INFORMATION

Lot Acres : .36  
Lot SqFt : 15,597  
Lot Shape : Restricted  
Tde/Uplnd :  
TopoProbs :  
Wtr Front : Duwamish  
Sprinkler :  
WtrFrntSF :  
GroundCvr :  
Golf Adj : No

VIEW INFORMATION

View : None  
View Seattle Skyline :  
View Lake/River :  
View Lake Sammamish :  
View Mountain :  
View Puget Sound :  
View Mt. Rainier :  
View Olympics :  
View Cascades :  
View Territorial :  
View Lake Washington :  
View Other :

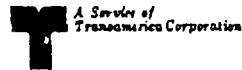
STREET INFORMATION

St Surface : Paved  
St Access : Public

Profile-Page 2 of 2



# Transamerica Title Insurance Co

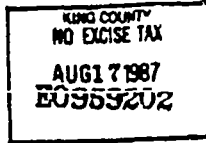


Filed for Record at Request of

Name Mary Catherine Halvorsen  
Address 8324 N.E. Hidden Cove Rd  
City and State Bainbridge Island, Wash. 98110

THIS SPACE PROVIDED FOR RECORDS USE:

87-08-17 40812 R  
RECD F 5.00  
CASHSL 11.00



RECEIVED THIS DAY  
AUG 17 1 38 PM '87  
KING COUNTY RECORDS & CLERK

## Quit Claim Deed

8708170812

THE GRANTOR Mary Catherine Halvorsen

for and in consideration of love and affection

conveys and quit claims to Kirsten Halvorsen, Maia Halvorsen, Boyer Halvorsen II, her children

the following described real estate, situated in the County of King State of Washington, together with all after acquired title of the grantor(s) therein:

Portland and Puget Sound Railway Addition, Block 5, Lots 13-14 and the North ten feet of lot 56, all of lots 57-58, less commercial waterway

and

Portland and Puget Sound Railway, Block 5, lots 1 and 12, and 59 through 62 less commercial waterway.

Grantor, Mary Catherine Halvorsen, retains the lease rights to the property and the income from the lease for as long as she shall live.

Dated April 20, 1987  
Mary Catherine Halvorsen  
(Individual)

By

By



(President)

(Secretary)

STATE OF WASHINGTON )  
COUNTY OF King ) ss.

On this day personally appeared before me  
Mary Catherine Halvorsen  
to me known to be the individual described in and who executed the within and foregoing instrument and acknowledged that SMC signed the same as H&H free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of April, 1987  
Betty A. Hall  
Notary Public in and for the State of Washington, residing at Bainbridge Island.

STATE OF WASHINGTON )  
COUNTY OF ) ss.

On this day of before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

and  
to me known to be the President and Secretary, respectively, of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that

authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington, residing at

Subject to County Treasurer of the  
county in which property is located.

# RURAL ESTATE EXCISE TAX

CHAPTER 82.46 RCW  
CHAPTER 48B-01 WAC

This form is your receipt when stamped  
by auditor. Pay by check or certified  
check to County Treasurer.

PLEASE TYPE OR PRINT

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ITEMS 1 THROUGH 7 ARE FULLY COMPLETED

1 SELLER GRANTOR	Name <u>Mary Catharine Halvorsen</u>	2 BUYER GRANTEE	Name <u>Kirsten Halvorsen, Maia Halvorsen, and Roy or Halvorsen II</u>
	Street <u>8324 N.E. Hidden Cove Road</u>		Street <u>8324 N.E. Hidden Cove Road</u>
	City <u>Bainbridge Island</u> State <u>Wash</u> Zip <u>98110</u>		City <u>Bainbridge Is.</u> State <u>Wash</u> Zip <u>98110</u>

3 NEW OWNER'S PERMANENT ADDRESS FOR ALL PROPERTY TAX RELATED CORRESPONDENCE	Name <u>Kirsten, Maia and Royer Halvorsen II</u>	ALL TAX PARCEL NUMBERS
	Street <u>8324 N.E. Hidden Cove Road</u>	<u>H 687120-0350-05</u>
	City/State <u>Bainbridge Island, Wash.</u> Zip <u>98110</u>	<u>H 687120-0335-05</u>

4 LEGAL DESCRIPTION OF PROPERTY SITUATED IN UNINCORPORATED \_\_\_\_\_ COUNTY ☒ OR IN CITY OF Seattle

Portland and Puget Sound Railway, Block 5, lots 1 and 12, and 59 through 62 less commercial  
waterway

and

lots 57-58, less commercial waterway.

Portland and Puget Sound Railway, Block 5, Lots 13-14 and the North 10 feet of lot 56, all of/

5 Is this property currently:

	YES	NO
Classified or designated as forest land? Chapter 84.33 RCW	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Classified as current use land (open space, farm and agricultural, or timber)? Chapter 84.34 RCW	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Exempt from property tax under nonprofit organization Chapter 84.36 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Receiving special valuation as historic property under Chapter 84.38 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Type Property: ☐ land only ☐ land with new building.  
☒ land with previously ☐ land with mobile home  
used building

SEE TAX OBLIGATIONS ON REVERSE SIDE

6 (1) NOTICE OF CONTINUANCE (RCW) 84.33 or RCW 84.34

If the new owner(s) of land that is classified or designated as current use or forest land wish(es) to continue the classification or designation of such land, the new owner(s) must sign below. If the new owner(s) do(es) not desire to continue such classification or designation, all compensating or additional tax calculated pursuant to RCW 84.33.120 and 140 or RCW 84.34.108 shall be due and payable by the seller or transferor at the time of sale. To determine if the land transferred qualifies to continue classification or designation, the county assessor must be consulted. All new owners must sign.

This land ☐ does ☐ does not qualify  
for continuance. \_\_\_\_\_ DEPUTY ASSESSOR

DATE \_\_\_\_\_

(2) NOTICE OF COMPLIANCE (Chapter 84.36 RCW)

If the new owner(s) of property with special valuation as historic property wish(es) to continue this special valuation the new owner(s) must sign below. If the new owner(s) do(es) not desire to continue such special valuation, all additional tax calculated pursuant to Chapter 84.38 RCW, shall be due and payable by the seller or transferor at the time of sale.

(3) OWNER(S) SIGNATURE

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

7 Description of personal property (if included in sale (furniture, ap-  
pliance, etc.) None

8 exemption claimed, explain Property is being  
given to my children for love and  
affection. No consideration involved.

Type of Document Quit Claim Deed  
Date of Sale or Conveyance (settlement) 9-26-87  
Gross Sale Price 1/ \$ \_\_\_\_\_  
Personal Property (deduct) 2/ \$ \_\_\_\_\_  
Taxable Sale Price \$ \_\_\_\_\_  
Excise Tax State 3/ \$ \_\_\_\_\_  
Local 4/ \$ \_\_\_\_\_  
Delinquent Penalty 5/ \$ \_\_\_\_\_  
Total Tax Due \$ 70  
(SEE 1-5 ON REVERSE SIDE)

9 AFFIDAVIT  
I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF  
THE STATE OF WASHINGTON THAT THE FOREGOING IS TRUE  
AND CORRECT (see #8 on reverse for penalties).

SIGNATURE Mary Catharine Halvorsen

NAME (print) Mary Catharine Halvorsen

DATE & PLACE OF SIGNING Bainbridge Is. 8/17/87

SPECIFY (circle): grantor/grantee/grantor's agent/grantee's agent

Address of residence or place of business of person signing (specify)

8324 N.E. Hidden Cove Road  
Bainbridge Island, Wash. 98110

Telephone Number (206) 842-5438

10 The following optional questions are requested by RCW 82.46.120  
is property at the time of sale:

	YES	NO
a. Subject to elderly, disability, or physical improvement exception?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Does building, if any, have a heat pump or solar heating or cooling system?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c. Does this conveyance divide a current parcel of land?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d. Does sale include current crop or merchantable timber?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

	YES	NO
a. Does conveyance involve a trade, partial interest corporate affiliates, related parties, trust, receivership or an estate?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Is the grantee acting as a nominee for a third party?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c. Principal use:		
1 <input type="checkbox"/> agriculture	2 <input type="checkbox"/> residential	3 <input type="checkbox"/> recreational
4 <input type="checkbox"/> ag (4+ units)	5 <input type="checkbox"/> industrial	6 <input type="checkbox"/> residential
7 <input type="checkbox"/> commercial	8 <input type="checkbox"/> mobile home	9 <input type="checkbox"/> timber

FOR TREASURER'S USE ONLY

09959202

87-08/17  
SCH T  
CASHSL

49202 8  
.00  
09

COUNTY TREASURER

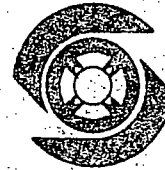
BOYER HALVORSEN  
MAIA HALVORSEN  
KIRSTEN HALVORSEN STAHL

SECTION 104(E) INFORMATION REQUEST

**DOCUMENTS IN RESPONSE TO  
REQUEST 2(a)**

ENVIRONMENTAL CONDITIONS

*Parcel D*



OCCUPANCY CLASSIFICATION

ADDRESS 7200 2 AV. S.

OCCUPANCY Riverview Marina

STATION INDEX NO. 38-2 ORIGINAL ☒ REVISION ☐

1. REGULAR BUILDING INSPECTIONS	
HIGH <input type="checkbox"/>	LOW <input checked="" type="checkbox"/>
Marina - Low Haz.	
ODD YEAR INSPECTION <input type="checkbox"/>	
EVEN YEAR INSPECTION <input checked="" type="checkbox"/>	
2. APARTMENT HOUSE/RIGHT HOTEL INSPECTIONS	
HIGH <input type="checkbox"/> MEDIUM <input type="checkbox"/> LOW <input type="checkbox"/>	
3. PUBLIC ASSEMBLY INSPECTIONS	
HIGH <input type="checkbox"/> LOW <input type="checkbox"/>	

COMPANY CAPTAIN	<u>Capt. Rice</u>	DATE	<u>2/11/94</u>
BATTALION CHIEF	<u>E. Rice</u>	DATE	<u>2</u>

F2250 REV 11/83

## COMPANY RESOLUTION

ATTN: FIRE MARSHAL

F.M.O. RESOLUTION

Resolved on: 12-27-91

By: CLC ETC-14  
Inspector C P, O

These code violations have not been corrected. Please follow with legal action.

Citation No.

**READY FOR FILMING**NUMBER OF  
REINSPECTIONS 1

File Resolved on:

By: \_\_\_\_\_  
Inspector

Company Officer Date

COMPANY  
REINSPECTION

November 20, 1991

F.M.O.  
REINSPECTION7200 - 2nd Avenue South  
PACIFIC WESTERN AGENCIES  
26-203:65-6 (783-1802)ATTN GARY GINTER OWNER  
PACIFIC WESTERN AGENCIES  
7200 2 AVE S  
SEATTLE WA 98108

Dear Mr. Ginter:

A fire inspection of the above-named premises disclosed violations of City Ordinance which must be corrected as follows:

- O.K.
1. City Ordinance requires that all fire and life safety systems be certified as specified in Seattle Fire Department Administrative Ruling No. 10.41. Tests must be scheduled and completed within 90 days of this notification. Copies of the test results must be mailed to the Seattle Fire Department, 301 Second Avenue South, Seattle, Washington 98104-2618, Attn: Confidence Testing. Copies of the test results shall also be maintained at the building for Fire Department inspection. Fire Department records indicate that the following systems must be tested and certified operational:

- a. Sprinkler System. (ADMINISTRATIVE RULING 10.301.8)

Fire safety indicates these items must be corrected as soon as possible.

Very truly yours,

CLAUDE HARRIS,  
Chief of Fire DepartmentBy  
B. L. Hansen,  
Fire Marshal

BLH:dp

Lt. W. C. Rice - E-26 (E-27 C)

A Fire Safety Inspector will re-check these items for completion in approximately 15 days. If you have questions call 386-1450

City of Seattle - Fire Department, 301 Second Avenue South, Seattle, Washington 98104

NOTICE: IF THE DOCUMENT IN THIS FRAME IS LESS CLEAR THAN THIS NOTICE  
IT IS DUE TO THE QUALITY OF THE DOCUMENT.

## COMPANY RESOLUTION

ATTN: FIRE MARSHAL

F.M.O. RESOLUTION

Resolved on: 12-27-91

By: LT W. C. Rice E-26 C P O

These code violations have not been corrected. Please follow with legal action.

Citation No. \_\_\_\_\_

Court Date: \_\_\_\_\_

READY FOR FILMING

By \_\_\_\_\_

Inspector \_\_\_\_\_

NUMBER OF  
REINSPECTIONS 1

Company Officer \_\_\_\_\_ Date \_\_\_\_\_

COMPANY  
REINSPECTION

December 5, 1991

F.M.O.  
REINSPECTION

7200 - 2nd Avenue South  
PACIFIC WESTERN AGENCIES  
26-203-1:65-6 (763-1802)

ATTN GARY GINTER OWNER  
PACIFIC WESTERN AGENCIES  
PO BOX 9744  
SEATTLE WA 98124

Dear Mr. Ginter:

A fire inspection of the above-named premises disclosed violations of City Ordinance which must be corrected as follows:

1. Maintain a supply of at least six extra sprinkler heads and a wrench in a cabinet in the sprinkler room so that sprinklers that have operated or are damaged may be replaced promptly. (NPPA 13)
2. Enclose the usable space under the stairs leading from the second floor to the warehouse with one-hour fire-resistive construction. This is to include the walls and soffits of the stairway. (SBC 3306 (m))

Fire safety indicates these items must be corrected as soon as possible.

Very truly yours,

CLAUDE HARRIS,  
Chief of Fire Department

By  
B. L. Hansen,  
Fire Marshal

BLH:dp

Lt. W. C. Rice - E-26 (E-27 C)

A Fire Safety Inspector will re-check these items for completion in approximately 15 days. If you have questions call 386-1450

City of Seattle—Fire Department, 301 Second Avenue South, Seattle, Washington 98104

NOTICE: IF THE DOCUMENT IN THIS FRAME IS LESS CLEAR THAN THIS NOTICE

## INSPECTOR'S FIRE HAZARD REPORT

READY FOR FILMING

Type of Inspection: 0 Inspector: Lt. W. C. Rice C/P/C-27 C-4 Date: 10-21-91

Serial No.: 26-203	Area: II	Index No.: 65-6	Time & Date of Fire:
Address: 7200 2 Ave. S.			OCCUPANCY
Occupancy: Pacific Western Agencies			Occ'y Class: B-2 Certificate of Occ'y posted? NO
SEND LETTER TO: (Responsible Party)			No. of Units: Occupant Load:
Mr. Miss Ms. Mrs.: Gary Ginter			
Title: Owner Work Phone: 763-1802			BUILDING
Address: 7200 2 Ave. S. PO Box 3744 Zip: 98108			Year Const'd. 1978 Type of Construction: III
CC: Yes No			No. of Stories: 2 Cellar Basement NONE
Mr. Miss Ms. Mrs.: De Send to PO Box			
Title: Per Lt. Rice Work Phone:			
Address: Zip:			AUTOMATIC SPRINKLERS Wet ( ) Partial ( ) Dry XXXX Complete XXXX
CC TO BLDG. DEPT.? Yes No			OTHER FIRE EXTINGUISHING SYSTEMS:
ATTN: Electrical Bldg. Inspectors Housing & Conservation			

## SPECIAL INFORMATION AND/OR NOTES TO F.M.C.

Item No.	Designation	INSTRUCTIONS FOR ELIMINATION OF FIRE HAZARDS
1	669	a. Sprinkler System <i>Sprinkler F6</i>
2		Maintain a supply of at least six extra sprinkler heads and a wrench in a cabinet in the sprinkler room so that sprinklers that have operated or are damaged may be replaced promptly.
		( NFPA 13 )
3		Enclose the usable space under the stairs leading from the second floor to the warehouse with one-hour fire-resistive

Captain: Lt. W. C. Rice Chief: *Chief* F.M.O.: *8-710*F 6A (11/78) (TUMBLE)  
Ref. Technical Reference Manual 020 I 807CNOTICE: IF THE DOCUMENT IN THIS FRAME IS LESS CLEAR THAN THIS NOTICE  
IT IS DUE TO THE QUALITY OF THE DOCUMENT.





# INSPECTOR'S FIRE HAZARD REPORT

READY FOR FILMING  
OCT 21 1991

Type of Inspection: 0 Inspector: Lt. W. C. Rice C/P/C-27 C-4 Date: 10-21-91

Serial No.: <u>26-203</u>	Area: <u>II</u>	Index No.: <u>65-6</u>	Time & Date of Fire:
Address: <u>7200 2 Ave. S.</u>		OCCUPANCY	
Occupancy: <u>Pacific Western Agencies</u>		Occ'y Class: <u>B-2</u> Certificate of Occ'y Posted? <u>NO</u>	
SEND LETTER TO: (Responsible Party)		No. of Units: _____ Occupant Load: _____	
Mr. Miss Ms. Mrs.: <u>Gary Ginter</u>		BUILDING	
Title: <u>Owner</u> Work Phone: <u>763-1802</u>		Year Const'd. <u>1978</u> Type of Construction: <u>III</u>	
Address: <u>7200 2 Ave. S. PO Box 3794</u> Zip: <u>98108</u>		No. of Stories: <u>2</u> Cellar Basement <u>(NONE)</u>	
CC: Yes No		AUTOMATIC SPRINKLERS	
Mr. Miss Ms. Mrs.: <u>12/4 Per Lt Rice</u>		Wet ( ) Partial ( )	
Title: _____		Dry XXXX Complete XXXX	
Address: _____ Zip: _____		OTHER FIRE EXTINGUISHING SYSTEMS:	
CC TO BLDG. DEPT.? Yes No			
ATTN: <u>Electrical Bldg. Inspectors</u> Housing & Conservation			

## SPECIAL INFORMATION AND/OR NOTES TO F.M.O.

Item No.	Designation	INSTRUCTIONS FOR ELIMINATION OF FIRE HAZARDS
<u>1</u>	<u>669</u>	<u>a. Sprinkler System</u> <u>Sprinkler 76</u>
<u>2</u>		Maintain a supply of at least six extra sprinkler heads and a wrench in a cabinet in the sprinkler room so that sprinklers that have operated or are damaged may be replaced promptly.
		( NFPA 13 )
<u>3</u>		Enclose the usable space under the stairs leading from the second floor to the warehouse with one-hour fire-resistive

Captain: Lt WC Rice Chief: Chapman, J. L. F.M.O.: B-7/P

F 6A (11/78) (TUMBLE)  
Ref. Technical Reference Manual 020 I 807C

# READY FOR FILMING

## NOTICE OF VIOLATION

Batt. 7 Occupancy Card No. 38-2 Serial No. 26-95  
 Address: 7200 2nd Ave S Occupancy: Riverview Marina  
 Responsible Party: Richard Schultz Phone: 767-7785 Occ'y. Class: B 2  
 Mailing Address: 7200 2nd Ave S City: Sea State: WA Zip Code: 98108  
 Inspector: CP Keller C/P/O: L1108 Date: 6-28-91 Time: 0935 Type of Inspection: Reg  
386-1426

Item No.	(See Reverse Side) CODE	CORRECTIONS REQUIRED	Date TO COMPLY	REINSP. C/P/O
1	301	throughout the dock area	7-17-91	<del>E13C9</del> 7/22/91
2	306	on the porch area of office building	7-17-91	<del>E13C9</del> 7/22/91
		Inspect in PM hours 1200 to 1400		

Name of Person Contacted: \_\_\_\_\_ Title \_\_\_\_\_ Will Comply? \_\_\_\_\_ By Date: \_\_\_\_\_  
 Items Not Corrected: \_\_\_\_\_ Remarks: \_\_\_\_\_  
 Inspector: \_\_\_\_\_ C/P/O: \_\_\_\_\_ Date: \_\_\_\_\_

Name of Person Contacted: \_\_\_\_\_ Title \_\_\_\_\_ Will Comply? \_\_\_\_\_ By Date: \_\_\_\_\_  
 Items Not Corrected: \_\_\_\_\_ Remarks: \_\_\_\_\_  
 Inspector: \_\_\_\_\_ C/P/O: \_\_\_\_\_ Date: \_\_\_\_\_

Mailed To: \_\_\_\_\_  
 Hand Delivered To: Larry Corby

Fire Marshal's Office Information: Final Reinspector: Capt. M Douce C/P/O: E13C9  
 Date: 7/22/91 Time: 1410  
☒ All violations corrected  
☐ Request order to comply  
☐ Citation issued  
☐ Notice cancelled

I UNDERSTAND THE DESIGNATED CORRECTIONS  
[Signature]  
 Signature



BOYER HALVORSEN  
MAIA HALVORSEN  
KIRSTEN HALVORSEN STAHL

SECTION 104(E) INFORMATION REQUEST

**DOCUMENTS IN RESPONSE TO  
REQUEST 2(b)**

CONDITION OF PROPERTY  
FILL MATERIAL  
BUILDINGS

*Parcel D*

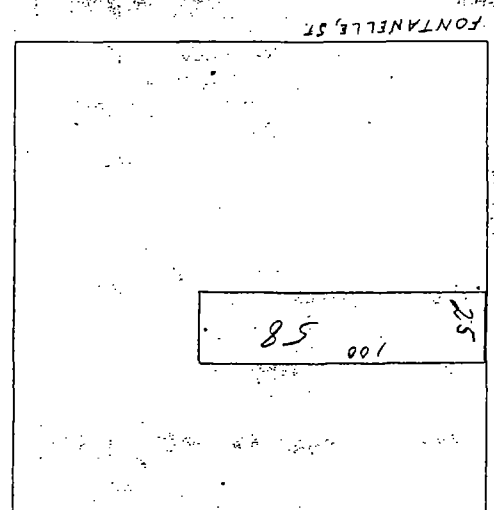
68712

DISTRICT: ROAD: SCHOOL: WATER: FIRE: METRO: Seattle 1

DECREASE OR INCREASE IN ASSESSED VALUATION 0350

687120-0350 1690 100 001 BUILDING

RECORD OF ASSESSED VALUE					DATE	BY	REASON	DECREASE	INCREASE	DECREASE	INCREASE
YEAR	AC.	LAND	BLDG'S.	TOTAL							
1938		30	110	140							
1944		30	300	330	7-4-42	JH	Re				
1954		50	300	350	7-22-52	JB					
1956		230	300	530	5-54	B & P	Merge				
1959		300	300	600	6/30/57	JG	RV				
1960		380	400	780	5/1/59	J. M.	RV - C.B. Red. P. to 1000				
1962		380	400	780	4-6-61	JK	RV				
1965		380	100	480	8-28-63	JK	Reopening				
1966		1640	100	1740	10-16-64	JK	RV				
1971	L	3380 B	200 T	3580	687120-0350-0	8/9					
1973		7200	300	7500	5-8-72	JD	RV				
1974											
1975											
1976											
1977											
1978											
1979											
1980											
1981											
1982											
1983											
1984											
1985											
1986											
1987											
1988											
1989											
1990											



PARCEL NO. \_\_\_\_\_  
TAX LOT NO. \_\_\_\_\_  
\_\_\_\_\_

SECTION 5 SW 29  
TWP 24 N  
RANGE 4 E

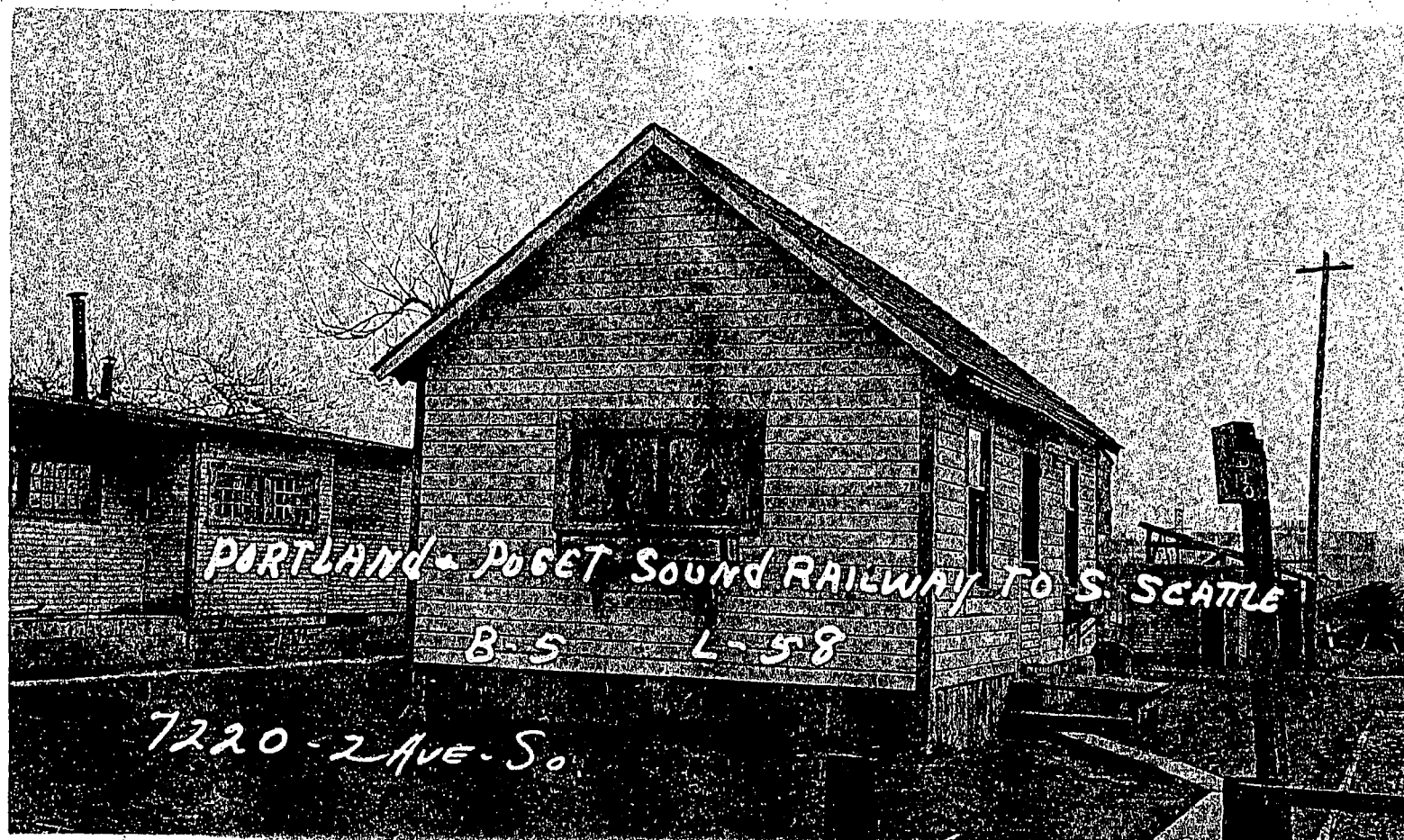
LAND CLASSIFICATION AND SEGREGATION  
SCALE ONE INCH = 500 FEET TO 2 1/2 ACRES OR 350 FEET  
THIS SQUARE INDICATES 2 1/2 ACRES 507.61'

5338

AERIAL PHOTO  
QUARTER MAP  
PLAT MAP



# REMARKS



PCH.

PCH.

MAIN

OTHE

TOTA

ASSE

DATE

20

FLOOR	ROOF	STY.	DIMENSION	AREA	VALUE
wood	shake	1	12 x 14	168	\$ 21
Per	TP	1	7 x 12	84	
			x		
			x		

FL



0580

FOUNTAINELLE ST

DOUMISH WATERWAY

7/11/84

7/11/84

19

SECTION 54 24 N 4 RANGE E





